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PRE-COUNCIL MEETING

Mayor's Conference Room
Municipal Building
Monday, August 15, 2016
6:00 p.m.

MAYOR: STEPHEN J. GALLIHER | **MAYOR PRO-TEM: TOLBERT ROWE**

Work Session – 6:00 p.m.

1. Presentation – Olsson Associates: Final Report
2. Presentation – Future Land Use Map and Roadway Framework (David Knopick, Presenter)
3. Presentation – Financial Update

Committee Meetings – immediately following work session

PUBLIC SAFETY COMMITTEE **Police and Fire**	**Russell Driskell, Chair** **Vicky Collins, Vice Chair**

PUBLIC WORKS COMMITTEE **Public Works, Water Pollution Control, Community Development, Water, Parks, Airport, Cemeteries and Community Center**	**Jeff Leeman, Chair** **Bob Cross, Vice Chair**

1. Review Ordinance approving and accepting a Cost Apportionment Agreement by and between the City of Sedalia, Missouri and the Missouri Highways and Transportation Commission for the improvement or reconstruction of U.S. Highway 50 at the intersection of Oak Grove Lane and Curry Street in the City of Sedalia, Missouri.
2. Review Ordinance adding a disinterment fee for a child less than six years old to Section 14-26 of the City of Sedalia, Missouri's Code of Ordinances and to the Fee Schedule (Fee $100).
3. Review Quotes for the purchase of (2) 2017 Dodge 1500 Tradesman Regular Cab 4x4 Pick-ups for the Community Development Department from Bryant Motors in the amount of $22,649 per vehicle through the State of Missouri Cooperative Procurement Program.

FINANCE/ADMINISTRATION COMMITTEE **Administrative, Library and Hospital**	**Donald Meier, Chair** **Bonita Nash, Vice Chair**

1. Review Records Destruction Request from the Personnel Department.
2. Review Ordinance of the City of Sedalia, Missouri adopting policies and procedures for the consideration and evaluation of Economic Development Incentives Applications.
3. Review Ordinance approving a Tax Increment Financing contract between the City of Sedalia and Sedalia Downtown Development, Inc., for implementation of the Second Amendment to the Midtown Tax Increment Financing Redevelopment Plan as it relates to the Uptown Theater Project and authorizing the Mayor to execute the contract.
4. Review Ordinance approving a Tax Increment Financing contract between the City of Sedalia and Liberty Center Association for the Arts, Inc., for implementation of the Second Amendment to the Midtown Tax Increment Financing Redevelopment Plan as it relates to the Liberty Center Theater and authorizing the Mayor to execute the contract.

IF YOU HAVE SPECIAL NEEDS, WHICH REQUIRE ACCOMMODATION, PLEASE NOTIFY THE CITY CLERK'S OFFICE. ACCOMMODATIONS WILL BE MADE FOR YOUR NEEDS.

Click on any agenda item to view the related documentation

CITY COUNCIL MEETING AGENDA

City Council Chambers
Municipal Building
Monday, August 15, 2016
7:00 p.m.

PUBLIC HEARING
PROPOSED SEWER RATES

This time has been reserved to allow any public comments regarding increasing the City's residential, commercial and industrial wastewater sewer rates to finance the costs to make continued improvements to the City of Sedalia's wastewater sewer system. The public hearing is the first of two steps to accomplish the proposed increase. The City Council will proceed with the above mentioned increase at the September 19, 2016 Council Meeting.

A. SILENT PRAYER & PLEDGE OF ALLEGIANCE

B. ROLL CALL

I. MINUTES

1. Pre-Council Meeting August 1, 2016
2. Regular Council Meeting August 1, 2016

II. REPORT OF SPECIAL BOARDS, COMMISSIONS AND COMMITTEES

1. Acceptance of Citizen's Traffic Advisory Commission minutes dated July 13, 2016

III. ROLL CALL OF STANDING COMMITTEES

A. PUBLIC SAFETY – Councilmember Russell Driskell

B. PUBLIC WORKS – Councilmember Jeff Leeman

1. Approve purchase of (2) 2017 Dodge 1500 Tradesman Regular Cab 4x4 Pick-ups for the Community Development Department from Bryant Motors in the amount of $22,649 per vehicle through the State of Missouri Cooperative Procurement Program

C. FINANCE / ADMINISTRATION – Councilmember Donald Meier

1. Approve Records Destruction Request from the Personnel Department

IV. NEW BUSINESS

A. ORDINANCES AND RESOLUTIONS

- **O** Approving and accepting a cost apportionment agreement by and between the City of Sedalia, Missouri and the Missouri Highways and Transportation Commission for the improvement or reconstruction of U.S. Highway 50 at the intersection of Oak Grove Lane and Curry Street in the City of Sedalia, Missouri
- **O** Adding a disinterment fee for a child less than six years old to Section 14-26 of the City of Sedalia, Missouri's Code of Ordinances and to the Fee Schedule (Fee $100)
- **O** Adopting policies and procedures for the consideration and evaluation of Economic Development Incentives Applications
- **O** Approving a Tax Increment Financing contract between the City of Sedalia and Sedalia Downtown Development, Inc., for implementation of the Second Amendment to the Midtown Tax Increment Financing Redevelopment Plan as it relates to the Uptown Theater Project and authorizing the Mayor to execute the contract
- **O** Approving a Tax Increment Financing contract between the City of Sedalia and Liberty Center Association for the Arts, Inc., for implementation of the Second Amendment to the Midtown Tax Increment Financing Redevelopment Plan as it relates to the Liberty Center Theater and authorizing the Mayor to execute the contract

Click on any agenda item to view the related documentation

B. APPOINTMENTS
1. Nominations from Mayor Galliher for Rental Inspection Committee

C. LIQUOR LICENSES
New:
*Wikstrom Investments, LLC dba Craft Beer Cellar, 700 S Ohio, Liquor by the Drink with Sunday Sales, $750
*James Snavely dba East Street Bar, LLC, 1201 E 3rd, Liquor by the Drink, $450

D. APPROVAL OF DEPARTMENT BILLS

E. MISCELLANEOUS ITEMS FROM MAYOR, CITY COUNCIL AND CITY ADMINISTRATOR

F. GOOD AND WELFARE

G. ADJOURN

IF YOU HAVE SPECIAL NEEDS, WHICH REQUIRE ACCOMMODATION, PLEASE NOTIFY THE CITY CLERK'S OFFICE. ACCOMMODATIONS WILL BE MADE FOR YOUR NEEDS.

OFFICE OF THE CITY ADMINISTRATOR

To: **Honorable Mayor Stephen Galliher & City Council Members**
From: **Gary Edwards, City Administrator**
Re: **Agenda items for City Council meeting on Monday, August 15, 2016**

This meeting begins at 6:00 p.m.

Presentations:
Olsson Associates – Final Report
Future Land Use Map and Roadway Framework – David Knopnick
Financial Update

Public Safety Committee:
1. No Items

Public Works Committee:
1. Review Ordinance approving and accepting a Cost Apportionment Agreement with MoDOT for improvements to the intersection of Highway 50 at Oak Grove Lane and Curry Street. Approval of this agreement will mean that MoDOT will pay for new street light signals at this location up to $318,140. This will be a sufficient amount to pay for these improvements. Because of this partnership and coupled with the City's planned improvements to this intersection, a total of approximately $650,000 will be budgeted for this intersection this fiscal year. These intersection improvements were promised to voters during the 2015 Use Tax campaign.
2. Review Ordinance adding a $100 disinterment fee for a child who is less than six years old to Section 14-26 of the City Ordinances and to the Fee Schedule. Currently, there is no such fee in place.
3. Review quotes for the purchase of two 2017 Dodge 1500 Tradesman Regular Cab 4X4 pick-ups for the Community Development Department from Bryant Motors. The amount is $22,649 per vehicle through the State Cooperative Procurement Program. This is a budgeted item and is under budget.

Finance/Administration Committee:
1. Review Records Destruction Request from the Personnel Department.
2. Review an Ordinance adopting policies and procedures for the consideration and evaluation of Economic Development Incentives. This, if approved, will be the City's first economic development policy. It sets guidelines for the future use of state approved incentives for industry and retail development. This issue has been presented to the City Council during a previous meeting. Such a policy also received strong support from the City Council during its January Planning session.
3. Review an Ordinance approving a Downtown Tax Increment Financing contract between the City and Sedalia Downtown Development, Inc. for the implementation of the Second Amendment to the Midtown Tax Increment Financing Redevelopment Plan related to the Uptown Theater project.
4. Review an Ordinance approving a Downtown Tax Increment Financing contract between the City and the Liberty Center Association for the Arts, Inc. The agreement allows for the implementation of the Second Amendment to the Midtown Tax Increment Financing Redevelopment Plan as it relates to the Liberty Center Theater.

Pre-Council Agenda

Council Agenda

NOTICE OF PUBLIC HEARING
~Residential, Commercial and Industrial Wastewater Sewer Rates~

The City of Sedalia will hold a public hearing at 7:00 p.m. on Monday, August 15, 2016, in the Council Chambers at the Municipal Building, 200 South Osage Avenue, to consider increasing the City's residential, commercial and industrial wastewater sewer rates to finance the costs to make continued improvements to the City of Sedalia's wastewater sewer system.

The sewer rates and permit fees, as proposed, are:

	Current Monthly Base Rate	Proposed Monthly Base Rate	Current Monthly Volume Rate Per 1000 Gallons	Proposed Monthly Volume Rate Per 1000 Gallons
Residential Inside City Limits	**$8.00**	**Up to $9.00**	**$4.65**	**up to $5.05**
Residential Outside City Limits	**$20.00**	**Up to $22.00**	**$4.65**	**up to $5.05**
Commercial Inside City Limits	**$35.00**	**Up to $37.00**	**$4.65**	**up to $5.05**
Commercial Outside City Limits	**$80.00**	**Up to $85.00**	**$4.65**	**up to $5.05**
Industrial Inside City Limits	**$60.00**	**Up to $75.00**	**$4.65**	**up to $5.05**
Industrial Outside City Limits	**$140.00**	**Up to $160.00**	**$4.65**	**up to $5.05**

Public comments concerning the sewer rates will be entertained at the hearing. Any person with any questions about the proposed ordinance may contact the City Administrator at 660-827-3000, extension 145.

Handicapped citizens needing accommodation in order to attend this public hearing should contact the City Administrator's Office at 660-827-3000, extension 145, no later than 48 hours prior to the scheduled hearing.

Gary Edwards, City Administrator
City of Sedalia

CITY OF SEDALIA, MISSOURI
PRE-COUNCIL MEETING – AUGUST 1, 2016

WORK SESSION

The Work Session started at 6:30 p.m. in the Mayor's Conference Room at the Municipal Building.

Council Members present were Jeff Leeman, Russell Driskell, Bonita Nash, Donald Meier, Bob Cross, Tolbert Rowe and Vicky Collins. Jo Lynn Turley was absent.

Presentation – Update on status of 2016 Strategic Goals

City Administrator, Gary Edwards, presented an update on the status of the Strategic Goals for the City that was discussed at the Strategic Planning Session on January 9, 2016.

Short-term Strategic Goals & Priorities:	Progress:
Public Safety Compensation	Completed
Annexation Policy/Criteria/Boundary Clean-up	Ongoing
Airport Taxi-way	Budgeted/Underway
Development/Redevelopment Incentive Policies	Document completed; Approval – 8-15-2016
Street Maintenance/Construction	Completed – Increase Annual Funding up to $1.7 million
Influent Wastewater Screen Replacement	Delayed until future budget /Temporary improvements made
(10) Airport Hangers for $500,000	Delayed until future budget
Address Police Station Needs	Underway
Clean-up Sedalia	Continue support; $100,000 Demolition (Broadway Arms Demo doubles amount); Rental Inspection Program Proposal process will begin this summer
Support and Focus on Retail Recruitment	Ongoing
Main Street/Oak Grove Intersection	Funding in place; Underway
Police Pension Gap FY 2017 Budget	2017 Budget - $230,000
Human Resources Compensation Study	Not Funded
Water Line Cost Sharing	Underway; Water Department spearheading
Create Mixed Use Development Policy	No action taken
Increase Sidewalk Construction	Budgeted $100,000 for repairs
Information Technology Consulting	$20,000 Budgeted FY 2017 (2 contracts)
Annex Trailer Parks	No action taken

Long-term Strategic Goals & Priorities:	Progress:
Construct Infrastructure for Transportation & Roadway Improvements	Ongoing
Long-term Maintenance of City Facilities	Ongoing
Construct a Community Center	Review underway
City-wide Commercial & Residential Development	Ongoing
Downtown Revitalization & Building Inspections	Ongoing
Consider Establishing Storm Water District	Small amount of funding from Park/Stormwater Tax; City using part of Use Tax provided to Parks for stormwater

COMMITTEE MEETING

Public Safety Committee – Councilman Driskell, Chairman, presented the following recommendation:

- Ordinance amending the budget for the Fiscal Year 2016-2017 regarding Police Department seizure funds used for property room bar code kit (Replacing failed unit; unbudgeted item) was moved to full Council on motion by Rowe, seconded by Meier. All present in favor. Turley was absent.

Public Works Committee – Councilman Leeman, Chairman, presented the following recommendations:

- Resolution extending the Moratorium on demolition permits on Ohio Avenue between Main Street and Broadway for an additional ninety (90) days was moved to full Council on motion by Meier, seconded by Driskell. All present in favor. Turley was absent.

- Ordinance amending the budget for the Fiscal Year 2016-2017 regarding Public Works lease purchase agreements for certain equipment (Returning 1 of 2 skid loaders currently under lease and purchasing remaining skid loader; mini-excavator will be obtained; Savings in interest money) was moved to full Council on motion by Rowe, seconded by Nash. All present in favor. Turley was absent.

- Ordinance amending the budget for the Fiscal Year 2016-2017 regarding Public Works Materials Management Site improvements (Compost Site on Highway U; allows for increase in services available at site; part of sanitation and recycling reorganization) was moved to full Council on motion by Meier, seconded by Driskell. All present in favor. Turley was absent.

- Ordinance granting a rezoning application by Lawrence J. Klein for property located at 1602 S. Harrison, 1606 S. Harrison and 1618 S. Harrison (Tabled at June 6, 2016, June 20, 2016 and July 5, 2016 Pre-Council Meetings) (Staff met with Mr. Klein on July 13, 2016 and an agreement was reached; privacy fencing will be added to handle visual nuisance problems) was moved to full Council on motion by Cross, seconded by Driskell. All present in favor. Turley was absent.

Finance/Administration Committee – Councilman Meier, Chairman, presented the following recommendations:

- Records Destruction Request from the Personnel Department was moved to full Council on motion by Rowe, seconded by Driskell. All present in favor. Turley was absent

- Records Destruction Request from the Finance Department was moved to full Council on motion by Driskell, seconded by Nash. All present in favor. Turley was absent.

Doug Sokolowski addressed the Mayor and Council and voiced concern with the process in the handling of the new sanitation schedule and increased sanitation fees and added that Council should not have made a decision regarding the sanitation issues until after the August 8th deadline for returning public surveys that were sent out with the water bills to collect public opinion on current services offered by the City.

City Administrator, Gary Edwards, stated that when Council voted on the sanitation schedule and fees, half of the public surveys had been received and indicated that over 60% of residents were in favor of

the proposed changes and this percentage has continued with the surveys that are still being received. City Administrator Edwards added that several issues were coming up at the same time (sewer, community center) which made it necessary for the Council to vote on the sanitation issue when they did to help spread out the timeline to get all issues resolved. Councilman Leeman commented that time was a factor due to a contract expiring with Cooperative Workshops, Inc. which was not being renewed and added that voting regarding the sanitation issues had not changed from the 2015 survey and the 2016 survey.

With no further comments, the meeting closed at 6:57 p.m.
Respectfully submitted: Arlene Silvey, MPCC City Clerk

CITY OF SEDALIA, MISSOURI
COUNCIL MEETING – AUGUST 1, 2016

The Council of the City of Sedalia, Missouri duly met on Monday, August 1, 2016, at 7:00 p.m. at the Municipal Building with Mayor Stephen J. Galliher presiding. Mayor Galliher called the meeting to order and asked for a moment of silent prayer followed by the Pledge of Allegiance led by Councilman Meier.

ROLL CALL:

Jeff Leeman	Present	Donald Meier	Present
Jo Lynn Turley	Absent	Bob Cross	Present
Russell Driskell	Present	Tolbert Rowe	Present
Bonita Nash	Present	Vicky Collins	Present

SERVICE AWARDS:

15 Year Service Pin	Kelley Casto, Police Sergeant – Police Department
10 Year Service Pin	Bradley Blankenship, Sr. Equipment Operator – Street Department
10 Year Service Pin	Travis St. Cyr, Police Officer – Police Department
10 Year Service Pin	John Simmons, Community Development Director – Community Development
10 Year Service Pin	Matthew Sprinkles, Police Officer – Police Department
10 Year Service Pin	Daniel Shaw, Driver/Engineer – Fire Department
5 Year Service Pin	Bradley Arnold, Police Officer – Police Department
5 Year Service Pin	Keith Cook, Public Works Service Worker – Sanitation Department
5 Year Service Pin	Kennith Wood, Sr. Equipment Operator – Sanitation Department

SPECIAL AWARDS: July 2016 Yard of the Month Contest Winners:
Mayor Galliher announced the Winners for the July 2016 Yard of the Month Contest who received a certificate and a yard of the month sign to display in their yard. The grand prize winner also received an additional $50 gift card to Moore's Greenhouse.

1st Ward – Heather Hunter, 1100 Wilkerson Street
2nd Ward – Byron and Judy Matson, 705 W. 6th
3rd Ward/Grand Prize Winner – Charles Lowe, 1214 E. 11th
4th Ward – Cheryl Ann Griffin, 912 S. Harrison Avenue

MINUTES:
The following minutes were approved on motion by Driskell, seconded by Leeman. All present in favor. Turley was absent.

- Pre-Council Meeting July 18, 2016
- Regular Council Meeting July 18, 2016

REPORTS OF SPECIAL BOARDS, COMMISSIONS & COMMITTEES: None.

ROLL CALL OF STANDING COMMITTEES:

PUBLIC SAFETY – RUSSELL DRISKELL, CHAIRMAN – No Report.

PUBLIC WORKS – JEFF LEEMAN, CHAIRMAN – No Report.

FINANCE & ADMINISTRATION – DONALD MEIER, CHAIRMAN
Approved Records Destruction Request from the Personnel Department on motion by Nash, seconded by Leeman. All present in favor. Turley was absent.

Approved Records Destruction Request from the Finance Department on motion by Cross, seconded by Leeman. All present in favor. Turley was absent.

NEW BUSINESS:
BILL NO. 2016 – 75, ORDINANCE NO. 10484 – AN ORDINANCE AMENDING THE BUDGET FOR THE FISCAL YEAR 2016-2017 REGARDING POLICE DEPARTMENT SEIZURE FUNDS USED FOR PROPERTY ROOM BAR CODE KIT was read once by title.
2nd Reading – Motion by Cross, 2nd by Nash. All present in favor. Turley was absent.
Final Passage – Motion by Rowe, 2nd by Meier. All present in favor. Turley was absent.
Roll Call Vote: Voting "Yes" were Leeman, Driskell, Nash, Meier, Cross, Rowe and Collins.
No one voted "No". Turley was absent.

BILL NO. 2016 – 76, ORDINANCE NO. 10485 – AN ORDINANCE AMENDING THE BUDGET FOR THE FISCAL YEAR 2016-2017 REGARDING PUBLIC WORKS LEASE PURCHASE AGREEMENTS FOR CERTAIN EQUIPMENT was read once by title.
2nd Reading – Motion by Nash, 2nd by Leeman. All present in favor. Turley was absent.
Final Passage – Motion by Leeman, 2nd by Nash. All present in favor. Turley was absent.
Roll Call Vote: Voting "Yes" were Leeman, Driskell, Nash, Meier, Cross, Rowe and Collins.
No one voted "No". Turley was absent.

BILL NO. 2016 – 77, ORDINANCE NO. 10486 – AN ORDINANCE AMENDING THE BUDGET FOR THE FISCAL YEAR 2016-2017 REGARDING PUBLIC WORKS MATERIALS MANAGEMENT SITE IMPROVEMENTS was read once by title.
2nd Reading – Motion by Meier, 2nd by Leeman. All present in favor. Turley was absent.
Final Passage – Motion by Nash, 2nd by Rowe. All present in favor. Turley was absent.
Roll Call Vote: Voting "Yes" were Leeman, Driskell, Nash, Meier, Cross, Rowe and Collins.
No one voted "No". Turley was absent.

BILL NO. 2016 – 78, ORDINANCE NO. 10487 – AN ORDINANCE GRANTING A REZONING APPLICATION BY LAWRENCE J. KLEIN FOR PROPERTY LOCATED AT 1602 SOUTH HARRISON, 1606 SOUTH HARRISON AND 1618 SOUTH HARRISON was read once by title.
2nd Reading – Motion by Meier, 2nd by Nash. All present in favor. Turley was absent.
Final Passage – Motion by Leeman, 2nd by Driskell. All present in favor. Turley was absent.
Roll Call Vote: Voting "Yes" were Leeman, Driskell, Nash, Meier, Cross, Rowe and Collins.
No one voted "No". Turley was absent.

RESOLUTION NO. 1865 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SEDALIA, PETTIS COUNTY, MISSOURI FURTHER EXTENDING THE MORATORIUM ON DEMOLITION PERMITS ON OHIO AVENUE BETWEEN MAIN STREET AND BROADWAY IN

THE CITY OF SEDALIA FOR AN ADDITIONAL NINETY (90) DAYS was read once by title and approved on motion by Rowe, seconded by Meier. All present in favor. Turley was absent.

APPOINTMENTS: None.

BIDS: None.

LIQUOR LICENSES:
The following Renewal Liquor Licenses were read and approved on motion by Leeman, seconded by Meier. All present in favor. Turley was absent.

- Charles Wansing dba Chez-When, 121 E. 3rd – Liquor by the Drink
- Robbin Griffith dba Dollar General #3494, 713 E. Broadway – Packaged Liquor
- Robbin Griffith dba Dollar General #2787, 2003 S. Limit – Packaged Liquor
- Robbin Griffith dba Dollar General #2379, 619 N. Ohio – Packaged Liquor
- Robbin Griffith dba Dollar General #1316, 2402 W. Broadway – Packaged Liquor
- Angela Coffey dba American Legion #642, 2016 W. Main – Liquor by the Drink
- Tom Jorgensen dba Pizza Hut, 1425 S. Limit – Beer & Wine
- Amanda Goon dba Break Time #3083, 808 E. Broadway – Packaged Liquor

DEPARTMENT BILLS thru August 1, 2016 totaling $177,553.09 were approved for payment on motion by Leeman, seconded by Driskell. All present in favor. Turley was absent.

MISCELLANEOUS ITEMS FROM MAYOR/COUNCIL/ADMINISTRATOR: None.

GOOD & WELFARE: None.

The meeting adjourned at 7:15 p.m. to a Closed-Door Session in accordance with Sections 610.021 (1) & (3) RSMo for Legal Advice and Personnel on motion by Rowe, seconded by Leeman. All present in favor. Turley was absent.

THE CITY OF SEDALIA, MISSOURI

Stephen J. Galliher, Mayor

Arlene Silvey MPCC

Arlene Silvey, MPCC City Clerk

TRAFFIC ADVISORY COMMISSION MEETING
JULY 13, 2016

The Traffic Advisory Commission duly met on Wednesday, July 13, 2016, at 12:00 p.m. at the City of Sedalia Municipal Building. The meeting was called to order by Chairman Esquivel.

ROLLCALL:

Members		Ex-Officio Members	
Deidre Esquivel	Present	Victoria Kottman	Not Present
James Callis	Present	Greg Harrell	Not Present
John Rucker	Present	Brenda Ardrey	Present
Shirley Neff	Not Present		
Dennis Henderson	Present		
Ruth Kell	Present		
David Goldsmith	Present		

Guests- Ellen Cross

The minutes of the June 15, 2016 meeting were approved.

UNFINISHED BUSINESS:

NEW BUSINESS:

OTHER ITEMS FOR DISCUSSION:
Esquivel asked if it was necessary for the Commission to meet even if there are no agenda items; if we could approve minutes via proxy. Cross stated she has asked Anne Gardner to clarify.

Henderson stated his mailbox and his neighbors were hit over the weekend. This was the third time in 18 years that it has been hit. Two times was prior to the stop signs being installed at Anderson and then one time after the stops sign were removed. The person that hit the mailboxes was speeding. Callis asked if we had a traffic count from the Police Department's radar speed sign. Cross will check with the Police Department. Henderson stated something needs to be done because someone is going to get hurt.

The next meeting is August 10, 2016.

The meeting adjourned at 12:15 p.m.

Pre-Council Agenda

Council Agenda

INTEROFFICE MEMORANDUM

TO: GARY EDWARDS, CITY ADMINISTRATOR

FROM: JOHN SIMMONS, COMMUNITY DEVELOPMENT DIRECTOR

SUBJECT: CODE ENFORCEMENT VEHICLE BID UPDATE

DATE: 8/2/2016

Gary,

Attached is the updated bid for the two Code Enforcement pickup trucks City Council authorized to purchase at the July 18, 2016 City Council meeting. As you are aware the 2016 models are no longer available. Mike Shankles updated the bid with 2017 pricing attached.

I recommend that we move forward with the purchase of two 2017 Dodge trucks from Bryant Motors. This bid is underbudget and is from a local vendor.

Thanks,

John

Pre-Council Agenda

Council Agenda

To: Mr. John Simmons

From: Mike Shankles

Date: August 1st, 2016

Subject: Code Enforcement 1/2 Ton Regular Cab Pickups

This memo is in regard to the previous bid award of two 2016 pickup trucks for Code Enforcement Department. 2016 model pickups are no longer available for fleet ordering, meaning we had to bid 2017 models.

This memo provides you with bids obtained for Code Enforcement Department for the purchase of 2 new 2017 model year pickup trucks.

We are utilizing the Missouri Cooperative Procurement Program, and Missouri State bid pricing.

Code Enforcement has $50,000.00 allocated in the budget for the purchase of 2 new trucks for use by inspectors.

The Missouri Cooperative Procurement Contract has 4x4 vehicles available. We obtained pricing on models with V6 engines, power windows and locks, short beds, and daytime running lights.

WK Chevrolet could not obtain 2017 pricing at the time of bidding.

Rick Ball Ford submitted a bid totaling $24,379.00 with all desired options.

Bryant Motor Company submitted a bid of $22,649.00 with all desired options. This bid matches the low state bid from Landmark Dodge.

Included in this memo, the bid sheets from Rick Ball Ford, Bryant Motors, and a letter stating WK does not have 2017 pricing available at this time.

My recommendation is to go ahead with the purchase from Bryant Motors Company in Sedalia, MO. This will keep our tax dollars spent locally.

Code Enforcement Department

Appropriated Capital:	$50,000.00
Vehicle cost:	$22,649.00
Total Vehicle cost	$45,298.00

Thank you,

Mike Shankles

Vehicle Maintenance Superintendent

City Of Sedalia

Pre-Council Agenda

Council Agenda

PERSONNEL DEPARTMENT

August 15, 2016

Mayor Steve Galliher
Members of the City Council
Sedalia, Missouri

RE: Original Records Destruction

As per RSMo 109.250(4), City records that are on file in the Personnel Office and have met the retention schedule will be destroyed in compliance with the guidelines established by the Secretary of State's Office. The Personnel Office does hereby request that the City Council authorize the destruction of the following documents:

- Unsolicited General Applications – January, 2016 – Retention 6 months

I hereby certify that the records described are no longer needed in the transaction of current business and no longer possess sufficient administrative, legal, historical or fiscal value to warrant further keeping.

Method of destruction will be by shredder.

Sincerely,

John L. Rice
Personnel Director

City of Sedalia * 200 South Osage Avenue * Sedalia, MO 65301
Phone 660-827-3000 Fax 660-827-7818

Pre-Council Agenda

Council Agenda

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE APPROVING AND ACCEPTING A COST APPORTIONMENT AGREEMENT BY AND BETWEEN THE CITY OF SEDALIA, MISSOURI AND THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION FOR THE IMPROVEMENT OR RECONSTRUCTION OF U.S. HIGHWAY 50 AT THE INTERSECTION OF OAK GROVE LANE AND CURRY STREET IN THE CITY OF SEDALIA, MISSOURI.

WHEREAS, The City of Sedalia, Missouri has received a proposal to enter into a cost apportionment agreement, Job No. J3M0253, with the Missouri Highways and Transportation Commission; and

WHEREAS, under the agreement the Missouri Highways and Transportation Commission will reimburse the City of Sedalia, Missouri a maximum contribution of an amount not to exceed Three Hundred Eighteen Thousand One Hundred Forty Dollars ($318,140.00) toward the actual project costs for said project as more fully described in the proposed agreement attached to this ordinance and incorporated by reference herein.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF SEDALIA, MISSOURI as follows:

Section 1. The Council of the City of Sedalia, Missouri hereby approves and accepts the cost apportionment agreement by and between the City of Sedalia, Missouri and the Missouri Highways and Transportation Commission as the agreement has been proposed.

Section 2. The City Administrator is authorized and directed to execute and the City Clerk is hereby authorized and directed to attest and fix the seal of the City of Sedalia, Missouri on the agreement in substantively the same form and content as the agreement has been proposed.

Section 3. The City Clerk is hereby directed to file in her office a duplicate or copy of the agreement after it has been executed by the parties or their duly authorized representatives.

Section 4. This ordinance shall be in full force and effect from and after its passage and approval.

Read two times by title, copies of the proposed ordinance having been made available for public inspection prior to the time the bill is under consideration by the Council and passed by the Council of the City of Sedalia, Missouri this 15th day of August, 2016.

_____
Presiding Officer of the Council

Approved by the Mayor of said City this 15th day of August, 2016.

_____
Stephen J. Galliher, Mayor

ATTEST:

_____
Arlene Silvey, MPCC
City Clerk

Pre-Council Agenda

Council Agenda

CCO Form: DE07
Approved: 07/97 (DPP)
Revised: 06/16 (AR)
Modified:

Cost Apportionment Agreement
Route: US 50
County: Pettis
Job No.: J3M0253

MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION
COST APPORTIONMENT AGREEMENT

THIS AGREEMENT is entered into by the Missouri Highways and Transportation Commission (hereinafter, "Commission") and the City of Sedalia (hereinafter, "Entity").

WITNESSETH:

WHEREAS, the Commission owns and maintains Route US 50 in Pettis County as part of the State Highway System;

WHEREAS, the parties desire the improvement or reconstruction of Route US 50 at the intersection of US 50 and Oak Grove Lane/Curry Street; and

WHEREAS, the Entity will undertake a construction project to improve the intersection of US 50 and Oak Grove Lane/Curry Street; and

WHEREAS, the Commission is willing to provide assistance in the construction or reconstruction of the improvements subject to the terms and conditions herein.

NOW, THEREFORE, in consideration of the mutual covenants, promises and representations in this Agreement, the parties agree as follows:

(1) PURPOSE: The purpose of this agreement is to coordinate participation by the Commission in the cost of the Entity's public improvement for Route US 50 and Oak Grove Lane/Curry Street intersection, in the County of Pettis, designated as Job No. J3M0253. This public improvement will involve geometric improvements for the widening of Curry Street and signal improvements at the intersection that replace the existing span wire signals with permanent signals.

(2) LOCATION: The transportation improvement that is the subject of this Agreement is contemplated at the following location:

US 50 at the intersection of Oak Grove Lane to the north and Curry Street to the south.

The general location of the public improvement is shown in "Exhibit A." The detailed location of the improvement will be shown on the plans prepared by the Entity for the above-designated route and project.

Pre-Council Agenda

Council Agenda

(3) COMMISSION REPRESENTATIVE: The Commission's Kansas City District Engineer is designated as the Commission's representative for the purpose of administering the provisions of this Agreement. The Commission's representative may designate by written notice other persons having the authority to act on behalf of the Commission in furtherance of the performance of this Agreement.

(4) PROJECT RESPONSIBILITIES: With regard to project responsibilities under this Agreement, the parties agree to contribute as follows:

(A) The Entity will be responsible for the preparation of detailed right-of-way and construction plans and project specifications. This includes design, letting of project, and inspection of project. The plans shall be prepared in accordance with and conform to Commission requirements. The Commission will review the plans and specifications for all construction work that will take place on the Commission's right of way. The Entity will make any corrections or modifications requested by the Commission prior to the issuance of the permit authorizing work on the Commission's right of way.

(B) Additional right-of-way will not be needed for this project.

(C) The Entity will be responsible for letting the work for the herein improvement, which includes advertising the project for bids and awarding the construction contract. The Entity will award the contract to the lowest, responsive, responsible bidder. The Entity will solicit bids for the herein improvement in accordance with plans developed by the Entity, or as the plans may from time to time be modified in order to carry out the work as contemplated.

(D) The Entity will obtain a no cost permit from the Commission's district engineer prior to working on the Commission's right-of-way, which shall be signed by an authorized contractor representative (a permit from the Commission's district engineer will not be required for work outside of the Commission's right-of-way).

(E) The Entity will be responsible for construction of the herein improvements, which includes administration of the construction contract and inspection of the project work. The project shall be constructed in accordance with and conform to Commission requirements.

(5) PAYMENT RESPONSIBILITIES: With regard to payment responsibilities under this Agreement, the Commission will reimburse the Entity a maximum contribution of three hundred eighteen thousand one hundred forty dollars ($318,140.00) toward the actual project costs from the Kansas City District Operations funds. The Commission must concur in the award of the project. The Entity will submit invoices documenting expenditures and the Commission will reimburse up to the

abovementioned maximum amount. The details of the cost breakdown may be seen in "Exhibit B," which is incorporated herein and attached hereto.

(6) AMENDMENTS: Any change in this Agreement, whether by modification or supplementation, must be accomplished by a formal contract amendment signed and approved by the duly authorized representatives of the Entity and the Commission.

(7) ASSIGNMENT: The Entity shall not assign, transfer or delegate any interest in this Agreement without the prior written consent of the Commission.

(8) LAW OF MISSOURI TO GOVERN: This Agreement shall be construed according to the laws of the State of Missouri. The Entity shall comply with all local, state and federal laws and regulations relating to the performance of this Agreement.

(9) APPROVAL OF FHWA AND AVAILABILITY OF FUNDS: This Agreement is entered into subject to the approval of the Federal Highway Administration and is further subject to the availability of federal and state funds for this construction.

(10) CANCELLATION: The Commission may cancel this Agreement at any time for a material breach of contractual obligations or for convenience by providing the Entity with written notice of cancellation. Should the Commission exercise its right to cancel this Agreement for such reasons, cancellation will become effective upon the date specified in the notice of cancellation sent to the Entity.

(11) COMMISSION RIGHT OF WAY: All improvements made within the state-owned right-of-way shall become the Commission's property, and all future alterations, modifications, or maintenance thereof, will be the responsibility of the Commission, except as otherwise provided by this Agreement or a separate written agreement.

(12) VENUE: It is agreed by the parties that any action at law, suit in equity, or other judicial proceeding to enforce or construe this Agreement, or regarding its alleged breach, shall be instituted only in the Circuit Court of Cole County, Missouri.

(13) SOLE BENEFICIARY: This Agreement is made for the sole benefit of the parties hereto and nothing in this Agreement shall be construed to give any rights or benefits to anyone other than the Commission and the Entity.

(14) NO INTEREST: By contributing to the cost of this project or improvement, the Entity gains no interest in the constructed roadway or improvements whatsoever. The Commission shall not be obligated to keep the constructed improvements or roadway in place if the Commission, in its sole discretion, determines removal or modification of the roadway or improvements, is in the best interests of the state highway system. In the event the Commission decides to remove the landscaping, roadway, or improvements, the Entity shall not be entitled to a refund of the funds contributed by the Entity pursuant to this Agreement.

(15) AUTHORITY TO EXECUTE: The signers of this Agreement warrant that they are acting officially and properly on behalf of their respective institutions and have been duly authorized, directed and empowered to execute this Agreement.

(16) SECTION HEADINGS: All section headings contained in this Agreement are for the convenience of reference only and are not intended to define or limit the scope of any provision of this Agreement.

(17) ENTIRE AGREEMENT: This Agreement represents the entire understanding between the parties regarding this subject and supersedes all prior written or oral communications between the parties regarding this subject.

(18) NO ADVERSE INFERENCE: This Agreement shall not be construed more strongly against one party or the other. The parties to this Agreement had equal access to, input with respect to, and influence over the provisions of this Agreement. Accordingly, no rule of construction which requires that any allegedly ambiguous provision be interpreted more strongly against one party than the other shall be used in interpreting this Agreement.

(19) VOLUNTARY NATURE OF AGREEMENT: Each party to this Agreement warrants and certifies that it enters into this transaction and executes this Agreement freely and voluntarily and without being in a state of duress or under threats or coercion.

(20) AUDIT OF RECORDS: The Entity must maintain all records relating to this Agreement, including but not limited to invoices, payrolls, etc. These records must be available at all reasonable times at no charge to the Commission and/or its designees or representatives during the period of this Agreement and any extension thereof, and for three (3) years from the date of final payment made under this Agreement.

(21) INDEMNIFICATION:

(A) To the extent allowed or imposed by law, the Entity shall defend, indemnify and hold harmless the Commission, including its members and department employees, from any claim or liability whether based on a claim for damages to real or personal property or to a person for any matter relating to or arising out of the Entity's wrongful or negligent performance of its obligations under this Agreement.

(B) The Entity will require any contractor procured by the Entity to work under this Agreement:

(1) To obtain a no cost permit from the Commission's district engineer prior to working on the Commission's right-of-way, which shall be signed by an authorized contractor representative (a permit from the Commission's district engineer will not be required for work outside of the Commission's right-of-way); and

(2) To carry commercial general liability insurance and commercial automobile liability insurance from a company authorized to issue insurance in Missouri, and to name the Commission, and the Missouri Department of Transportation and its employees, as additional named insureds in amounts sufficient to cover the sovereign immunity limits for Missouri public entities ($500,000 per claimant and $3,000,000 per occurrence) as calculated by the Missouri Department of Insurance, Financial Institutions and Professional Registration, and published annually in the Missouri Register pursuant to Section 537.610, RSMo.

(C) In no event shall the language of this Agreement constitute or be construed as a waiver or limitation for either party's rights or defenses with regard to each party's applicable sovereign, governmental, or official immunities and protections as provided by federal and state constitution or law.

[remainder of page intentionally left blank]

IN WITNESS WHEREOF, the parties have entered into this Agreement on the date last written below.

Executed by the Entity this ____ day of _____, 20__.

Executed by the Commission this ____ day of _____, 20___.

MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION

By _____

Title _____

ATTEST: (Commission seal)

_____
Secretary to the Commission

APPROVED AS TO FORM:

_____
Commission Counsel

CITY OF SEDALIA

By _____

Title _____

By _____

Title _____

By _____

Title _____

ATTEST: (Entity seal, if existing)

By _____

Title _____

APPROVED AS TO FORM:

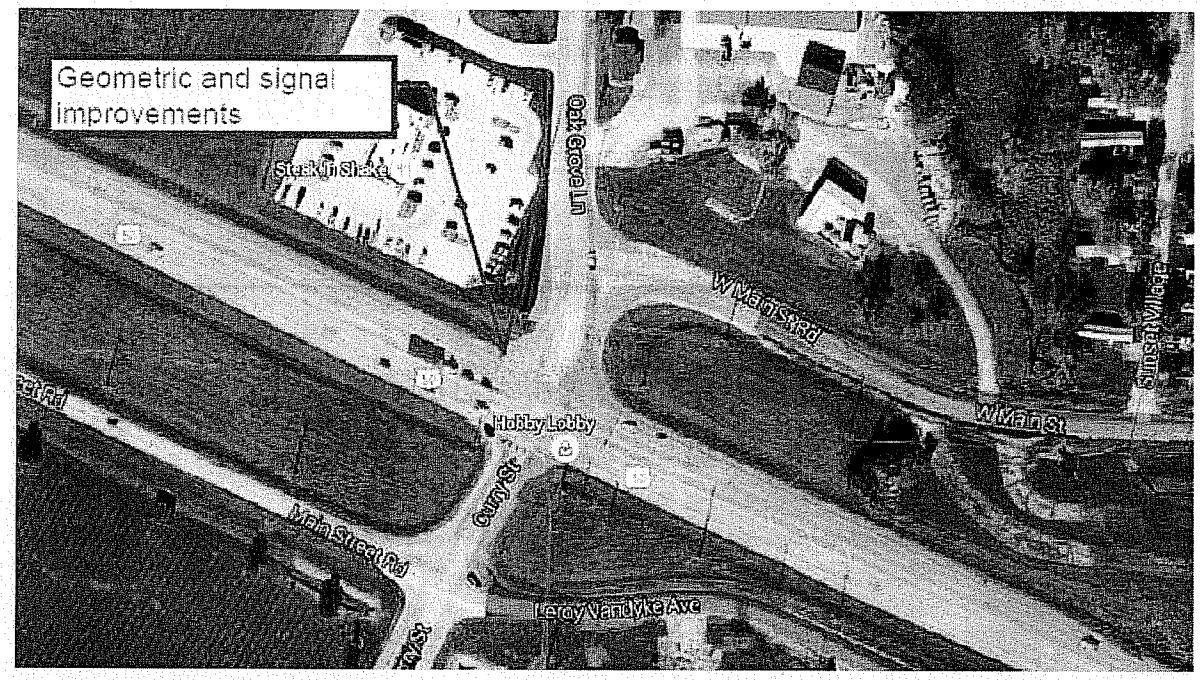
By _____

Title _____

If Entity is a City – City Ordinance Number_____

"EXHIBIT A"

Location Map – US 50 and Oak Grove Ln/Curry St., Sedalia.



Pre-Council Agenda

Council Agenda

"EXHIBIT B"

Estimate of Costs – Geometric and signal improvements.

Items	ENTITIY Portion	COMMISSION Portion	TOTAL
Mobilization*	$ 12,500.00	$ 18,000.00	$ 30,500.00
Construction Staking*	$ 3,000.00	$ 3,000.00	$ 6,000.00
Demolition & Site Prep (Removal of Improvements)*	$ 12,500.00	$ 5,000.00	$ 17,500.00
Subgrade Compaction	$ 9,375.00		$ 9,375.00
Concrete Pavement (10")	$ 196,875.00		$ 196,875.00
Curb & Gutter	$ 25,000.00		$ 25,000.00
Median Curb	$ 12,500.00		$ 12,500.00
Pavement Marking - Turn Arrows	$ 5,000.00		$ 5,000.00
Pavement Marking - Thru Arrows	$ 1,000.00		$ 1,000.00
Pavement Marking - 4" Double Yellow	$ 1,688.00		$ 1,688.00
Pavement Marking - 6" White Channelization	$ 3,062.00		$ 3,062.00
Pavement Marking - 24" White Stop Bar	$ 3,600.00		$ 3,600.00
Signal Poles		$ 76,800.00	$ 76,800.00
Signal Pole Foundation		$ 24,000.00	$ 24,000.00
Signal Loops		$ 14,000.00	$ 14,000.00
Cabinet & Controller		$ 30,000.00	$ 30,000.00
Concrete Controller Pad		$ 6,000.00	$ 6,000.00
Signal Heads		$ 28,800.00	$ 28,800.00
Signage		$ 6,000.00	$ 6,000.00
Misc. Equipment		$ 30,000.00	$ 30,000.00
Street Lighting		$ 12,000.00	$ 12,000.00
Pull Boxes & Conduit		$ 30,000.00	$ 30,000.00
Erosion Control	$ 3,125.00		$ 3,125.00
Traffic Control*	$ 6,250.00	$ 6,000.00	$ 12,250.00
Site Restoration*	$ 2,125.00	$ 1,000.00	$ 3,125.00
TOTAL DESIGN COST	**$ 31,000.00**	**$ 24,540.00**	**$ 55,540.00**
TOTAL CONSTRUCTION INSPECTION	**$ 10,000.00**	**$ 3,000.00**	
TOTAL CONSTRUCTION COST	**$ 297,600.00**	**$ 290,600.00**	**$ 588,200.00**
TOTAL	**$ 338,600.00**	**$ 318,140.00**	**$ 643,740.00**

* Item costs shown as shared between the Entity and the Commission will be paid based on a percentage of the estimate of costs shown and applied to the contract bid quantity.

**No new R/W required.

To: Gary Edwards
From: Brenda Ardrey BA
Date: August 10, 2016
Subject: Agreement between City of Sedalia and Missouri Department of Transportation – Oak Grove & Main Street

Attached is an agreement between the City of Sedalia and the Missouri Department of Transportation for improvement of Route US 50 at the intersection of US 50 and Oak Grove Lane/Curry Street. We request that you approve the agreement and acceptance of the $318,140 from MoDOT as their share of the cost of the project which including City funds as budgeted for FY 2017 has a total estimated cost of $643,740.

Thank you.

Pre-Council Agenda

Council Agenda

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE ADDING A DISINTERMENT FEE FOR A CHILD LESS THAN SIX YEARS OLD TO SECTION 14-26 OF THE CITY OF SEDALIA, MISSOURI'S CODE OF ORDINANCES AND TO THE FEE SCHEDULE.

WHEREAS, the City of Sedalia, Missouri has the authority, under existing ordinances and state statutes, to establish and/or increase certain fees; and

WHEREAS, the Cemetery Director is recommending to the City Council that a separate disinterment fee for a child less than six years old be established.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF SEDALIA, MISSOURI, as follows:

Section 1. Section 14-26 of the City's fee schedule is amended to read as follows:

Disinterment Fee

- Child less than 6 years old.....$100.00

Section 2. This ordinance shall take effect and be in full force from and after its passage by the City Council and approval by the Mayor.

Read two times by title, copies of the proposed ordinance having been made available for public inspection prior to the time the bill is under consideration by the Council and passed by the Council of the City of Sedalia, Missouri this 15th day of August, 2016.

_____
Presiding Officer of the Council

Approved by the Mayor of said City this 15th day of August, 2016.

_____
Stephen J. Galliher, Mayor

ATTEST:

_____
Arlene Silvey, MPCC
City Clerk

Pre-Council Agenda

Council Agenda

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF SEDALIA, MISSOURI ADOPTING POLICIES AND PROCEDURES FOR THE CONSIDERATION AND EVALUATION OF ECONOMIC DEVELOPMENT INCENTIVES APPLICATIONS.

WHEREAS, the City Council of the City of Sedalia, Missouri (the "City Council") finds it is in the best interest of the public to establish certain policies and guidelines for the consideration of proposals that may be presented to the City by private developers requesting public assistance through economic development incentives; and

WHEREAS, by adopting this policy, the City Council has determined that the use of economic development incentives should be reserved for projects that further an important and clearly definable public interest of the City, and the City Council desires to restrict those projects that are eligible for public assistance through economic development incentives to projects and proposals that further such a purpose; and

WHEREAS, the City Council desires to use economic development incentives for those projects that demonstrate the highest public benefit by achieving one or more of the City's goals to eliminate blight, finance desirable public improvements, strengthen the economic and employment base of the City, positively impact areas within and adjacent to areas receiving economic development incentives, create economic stability, facilitate economic self-sufficiency and implement the comprehensive development plan and overall economic development strategy of the City; and

WHEREAS, by adopting this policy the City Council intends to set forth a flexible framework for evaluating private applications for public assistance through economic development incentives; and

WHEREAS, the use of economic development incentives is importation to the City because some areas of the City would benefit from public improvements that will foster development and redevelopment, and economic development incentives represent important tools for encouraging the development of projects the City Council finds and determines to be desirable and in the public interest; and

WHEREAS, all prospective economic development incentive applications must be carefully evaluated by the City because the character of incentives generated by different developments can vary widely, and in many cases may impact other taxing jurisdictions in the community; and

WHEREAS, all prospective economic development incentive applications shall be carefully evaluated by the City's staff and consultants to ensure that the economic interests of the City and all other affected taxing jurisdictions in the community are protected; and

WHEREAS, each economic development incentive application submitted to the City will be evaluated on its own merits and an evaluation of the proposal will be performed by City's staff and consultants; and

WHEREAS, all proposed projects and applications must demonstrate financial and economic reasons such that without the proposed economic development incentives they would not otherwise go forward and be viable, due to conditions of blight, extenuating circumstances which exist in the site, location or other factors related to the development; and

WHEREAS, all prospective economic development incentive applications will be evaluated and recommendations and approvals considered and, if approved, projects will be administered in accordance with all applicable federal and state statutes and regulations and City ordinances.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SEDALIA, MISSOURI AS FOLLOWS:

Section 1. The Economic Development Incentives Policies and Procedures attached hereto as Exhibit A and incorporated herein as though set out in full are hereby adopted.

Section 2. That if any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions thereof.

Section 3. That all ordinances or parts of ordinances in conflict with this Ordinance are hereby repealed.

Section 4. This ordinance shall be in full force and effect from and after its passage and approval by the Mayor and City Council.

Read two times by title, copies of the proposed ordinance having been made available for public inspection prior to the time the bill is under consideration by the Council and passed by the Council of the City of Sedalia, Missouri this 15th day of August 2016.

_____
Presiding Officer of the Council

Approved by the Mayor of said City this 15th day of August 2016.

_____
Stephen J. Galliher, Mayor

ATTEST:

_____
Arlene Silvey, MPCC
City Clerk

1st reading _____

2nd reading _____

Pre-Council Agenda

Council Agenda

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE APPROVING A TAX INCREMENT FINANCING CONTRACT BETWEEN THE CITY OF SEDALIA AND SEDALIA DOWNTOWN DEVELOPMENT, INC., FOR IMPLEMENTATION OF THE SECOND AMENDMENT TO THE MIDTOWN TAX INCREMENT FINANCING REDEVELOPMENT PLAN AS IT RELATES TO THE UPTOWN THEATER PROJECT AND AUTHORIZING THE MAYOR TO EXECUTE THE CONTRACT.

WHEREAS, by Ordinance No. 10454, adopted by the City Council of the City of Sedalia, Missouri ("City"), on May 2, 2016, the City approved the Second Amendment to the Midtown Tax Increment Financing Plan (the "Redevelopment Plan"), re-affirmed each and every finding made in Section 1 of Ordinance No. 9694 dated November 17, 2008, and designated the City as the master developer to implement the Redevelopment Plan; and

WHEREAS, Sedalia Downtown Development, Inc. (the "Company") submitted a proposal that was included and approved under the Redevelopment Plan ("Uptown Theater Plan"); and

WHEREAS, the City and the Company wish to set forth the terms and conditions to carrying out the goals and objectives of the Uptown Theater Plan and desire to enter into the Tax Increment Financing Contract between the City and Company, in substantially the form as attached hereto as **Exhibit A** and incorporated by reference herein.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SEDALIA, MISSOURI, as follows:

Section 1. That the Tax Increment Financing Contract between the City of Sedalia, Missouri and Sedalia Downtown Development, Inc., is hereby approved and adopted in substantially the form as attached hereto as **Exhibit A**.

Section 2. That the Mayor is authorized to execute the Tax Increment Financing Contract on behalf of the City.

Section 3. This ordinance shall be in full force and effect from and after its passage and approval by the Mayor and City Council.

Read two times by title, copies of the proposed ordinance having been made available for public inspection prior to the time the bill is under consideration by the Council and passed by the Council of the City of Sedalia, Missouri this 15th day of August 2016.

_____
Presiding Officer of the Council

Approved by the Mayor of said City this 15th day of August 2016.

_____
Stephen J. Galliher, Mayor

ATTEST:

_____
Arlene Silvey, MPCC City Clerk

1st reading _____

2nd reading _____

Pre-Council Agenda

Council Agenda

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE APPROVING A TAX INCREMENT FINANCING CONTRACT BETWEEN THE CITY OF SEDALIA AND LIBERTY CENTER ASSOCIATION FOR THE ARTS, INC., FOR IMPLEMENTATION OF THE SECOND AMENDMENT TO THE MIDTOWN TAX INCREMENT FINANCING REDEVELOPMENT PLAN AS IT RELATES TO THE LIBERTY CENTER THEATER AND AUTHORIZING THE MAYOR TO EXECUTE THE CONTRACT.

WHEREAS, by Ordinance No. 10454, adopted by the City Council of the City of Sedalia, Missouri ("City"), on May 2, 2016, the City approved the Second Amendment to the Midtown Tax Increment Financing Plan (the "Redevelopment Plan"), re-affirmed each and every finding made in Section 1 of Ordinance No. 9694 dated November 17, 2008, and designated the City as the master developer to implement the Redevelopment Plan; and

WHEREAS, Liberty Center Association for the Arts, Inc. (the "Company") submitted a proposal that was included and approved under the Redevelopment Plan ("Liberty Center Plan"); and

WHEREAS, the City and the Company wish to set forth the terms and conditions to carrying out the goals and objectives of the Liberty Center Plan and desire to enter into the Tax Increment Financing Contract between the City and Company, in substantially the form as attached hereto as **Exhibit A** and incorporated by reference herein.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SEDALIA, MISSOURI, as follows:

Section 1. That the Tax Increment Financing Contract between the City of Sedalia, Missouri and Liberty Center Association for the Arts, Inc., is hereby approved and adopted in substantially the form as attached hereto as **Exhibit A**.

Section 2. That the Mayor is authorized to execute the Tax Increment Financing Contract on behalf of the City.

Section 3. This ordinance shall be in full force and effect from and after its passage and approval by the Mayor and City Council.

Read two times by title, copies of the proposed ordinance having been made available for public inspection prior to the time the bill is under consideration by the Council and passed by the Council of the City of Sedalia, Missouri this 15th day of August 2016.

_____
Presiding Officer of the Council

Approved by the Mayor of said City this 15th day of August 2016.

_____
Stephen J. Galliher, Mayor

ATTEST:

_____
Arlene Silvey, MPCC City Clerk

1st reading _____

2nd reading _____

Pre-Council Agenda

Council Agenda

Office of the Mayor

TO: Members of City Council

FROM: Mayor Stephen Galliher

DATE: August 9, 2016

RE: Appointments to City Committee

I would like to make the following recommendations:

Rental Inspection Committee

Stephen Galliher
Jeff Leeman
David Wiedeman
Terri Hunter
Charles Leftwich
Mary Merritt
Kim Welch

Pre-Council Agenda

Council Agenda

City of Sedalia
Department Bills 8-15-2016

Vendor Name	Invoice Number	Amount
A To Z Home Improvement	0816	$28,500.00
Alliance Water Resources Inc	6976	$24,030.00
Alliance Water Resources Inc	7014	$24,030.00
Allied Oil & Tire Company	152051-00	$1,081.79
All-Ways Cleaning	0716	$220.00
Ascent Aviation Group, Inc.	377689	$18,529.04
Ascent Aviation Group, Inc.	M166214	$46.00
Ascent Aviation Group, Inc.	M166974	$30.88
AT & T	0816	$12,484.64
AT & T	0816A	$134.58
B & B Transmission	0816	$147.61
BankCard Services	0816-Ardrey	$113.06
BankCard Services	0816-Davis	$767.76
BankCard Services	0816-Garrigus	$80.00
BankCard Services	0816-Gerken	$1,726.54
BankCard Services	0816-Knight	$172.60
BankCard Services	0816-McCarthy	$89.82
BankCard Services	0816-McKinney	$1,651.29
BankCard Services	0816-Stark	$85.94
BankCard Services	0816-Stevenson	$348.96
BankCard Services	0816-Thomas	$446.46
BankCard Services	0816-Vieth	$929.80
BankCard Services	0816-Burt	$120.00
BankCard Services	0816-DeGonia	$345.06
BankCard Services	0816-Desmond	$762.38
BankCard Services	0816-Evans	$355.12
BankCard Services	0816-Galliher	$52.00
BankCard Services	0816-GGerken	$214.71
BankCard Services	0816-Goff	$116.03
BankCard Services	0816-Harrell	$485.91
BankCard Services	0816-Hendricks	$299.28
BankCard Services	0816-Hunter	$269.28
BankCard Services	0816-Lorenz	$63.99
BankCard Services	0816-Martin	$215.95
BankCard Services	0816-McKnight	$135.22
BankCard Services	0816-Melte	$171.59
BankCard Services	0816-Nye	$165.42
BankCard Services	0816-Rice	$39.75
BankCard Services	0816-Richardson	$467.82
BankCard Services	0816-Roberts	$798.23
BankCard Services	0816-Shaw	$789.97
BankCard Services	0816-Simmons	$70.23
BankCard Services	0816-Streit	$75.36
BankCard Services	0816-Ward	$528.28
BankCard Services	0816-Waters	$697.20
BankCard Services	0816-Wirt	$1,122.37
BankCard Services	0816-Withers	$113.41
BankCard Services	0816-Woolery	$446.91
Blue Springs Winwater Co	057040	$1,060.00
Boone Quarries	241681	$122.18
Boone Quarries	241682	$114.16

Pre-Council Agenda

Council Agenda

City of Sedalia
Department Bills 8-15-2016

Vendor Name	Invoice Number	Amount
Boone Quarries	242699	$112.95
Boone Quarries	242701	$239.55
Boone Quarries	244064	$361.58
Boone Quarries	244065	$146.48
Boone Quarries	244066	$1,119.25
Boone Quarries	244067	$185.19
Boone Quarries	245534	$38.93
Boone Quarries	245535	$37.28
Boone Quarries	245536	$287.11
Boone Quarries	245537	$1,734.12
Boone Quarries	245538	$92.55
Boone Quarries	245539	$37.95
Boone Quarries	245540	$80.85
Boone Quarries	245541	$168.61
Bothwell Regional Health Ctr	26	$27.00
Bothwell Regional Health Ctr	28	$51.00
Bothwell Regional Health Ctr	29	$280.00
Bothwell Regional Health Ctr	38	$42.00
Capital Materials LLC	1466	$246.03
Carrot-Top Industries Inc	3146930	$184.80
Caterpillar Financial	0816	$55,629.04
Caterpillar Financial	0816A	$1,584.75
Central Communications Inc	378608	$950.00
Central Missouri Electric	0816-14	$144.34
Central Missouri Electric	0816-61	$11,557.00
Certified Repair Service Llc	2016-406	$104.31
Certified Repair Service Llc	2016-374	$1,059.52
Champion Brands LLC	504945	$425.35
Champion Brands LLC	504946	$525.32
Champion Brands LLC	81780	($20.00)
Charter Communications	0816-12B	$101.74
Charter Communications	0816-12C	$130.00
Cintas Corp #379	379240935	$934.40
Cintas Corp #379	379241905	$902.71
Cintas Corp #379	379242899	$919.84
Cintas Corporation	9010167832	$235.73
City Safe & Lock Service	074498	$459.50
City Safe & Lock Service	074481	$28.95
Clark's Tool & Equipment	174117	$2.70
Commenco Inc.	57338	$279.00
Crafco Inc	25500890	$500.00
Crow-Burlingame Co	00720099630	$9.96
Crow-Burlingame Co	00720099640	$42.50
Crow-Burlingame Co	00720099667	$6.06
Crow-Burlingame Co	00720099682	$6.98
Crow-Burlingame Co	00720099705	$12.99
Crow-Burlingame Co	00720099801	$276.00
Crow-Burlingame Co	00720099885	$15.00
Crow-Burlingame Co	00720099887	($15.00)
Crow-Burlingame Co	00720099890	$77.90
Crow-Burlingame Co	00720099896	$233.88

Pre-Council Agenda

Council Agenda

City of Sedalia
Department Bills 8-15-2016

Vendor Name	Invoice Number	Amount
Crow-Burlingame Co	00720100019	$4.85
Crow-Burlingame Co	00720100076	$139.56
Crow-Burlingame Co	00720100121	$28.29
Crow-Burlingame Co	00720100195	$8.97
Crow-Burlingame Co	00720100205	$77.97
Crow-Burlingame Co	00720100243	$8.24
Crow-Burlingame Co	00720100318	$15.49
Crow-Burlingame Co	00720100331	$20.20
Crow-Burlingame Co	00720100336	$17.48
Crow-Burlingame Co	00720100417	$15.48
Crow-Burlingame Co	00720100562	$7.48
Crow-Burlingame Co	00720100584	$22.32
Crow-Burlingame Co	00720100636	$20.24
Crow-Burlingame Co	00720100649	$44.00
Crow-Burlingame Co	00720100667	$65.47
Crow-Burlingame Co	0072010069	$18.48
Crow-Burlingame Co	00720100702	$18.49
Crow-Burlingame Co	00720100717	$16.49
Crow-Burlingame Co	00720100865	$39.00
Crow-Burlingame Co	00720100878	$9.30
Cullum & Brown Of Kc Inc	230113	$289.82
Cummins Mid-South Llc	023-54000	$206.99
Custom Fabrication & Equipment Llc	063489	$230.00
Custom Products Corp	278055	$244.30
Div Of Employment Security State Of Missouri	26683	$3,013.33
Don's Truck Towing & Truck Wash Inc	130586	$90.00
Economic Development	948	$10.00
Ed M Feld Equip Co Inc.	0299458-IN	$1,924.20
Family Medicine Associates Pc	0816	$490.35
Fastenal Company	MOSED161825	$41.10
Fertilizer Dealer Supply	1205176	$228.00
Fischer Concrete Service Inc	34042	$177.00
Fischer Concrete Service Inc	34043	$224.20
Fischer Concrete Service Inc	34249	$294.95
Fischer Concrete Service Inc	34432	$401.71
Fischer Concrete Service Inc	34433	$883.74
Foley Industries	PS440019286	$47.66
Foley Industries	SS710010241	$186.00
Fort Bend Services Inc	0204108	$2,119.50
Friends of the Sedalia Trust	0816	$770.67
Hank's Portable Toilets & Septic Tank Clean	2974	$170.00
Hillyard - Columbia	602170702	$76.82
Hillyard - Columbia	602176579	$133.90
International Academies of Emergency Dispatcl	0816	$5.00
International Academies of Emergency Dispatcl	0816-A	$5.00
International Academies of Emergency Dispatcl	0816-B	$5.00
International Academies of Emergency Dispatcl	0816-C	$5.00
International Academies of Emergency Dispatcl	0816-D	$5.00
International Academies of Emergency Dispatcl	0816-E	$5.00
International Academies of Emergency Dispatcl	0816-F	$5.00
Jefferson City Oil	889803	$10,315.20

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City of Sedalia
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Vendor Name	Invoice Number	Amount
John Deere Financial	2739121	$22.20
K & C Machining	8731	$2,350.00
KCP&L	0816-11	$80.34
KCP&L	0816-11B	$748.05
KCP&L	0816-11C	$180.16
KCP&L	0816-11D	$34.24
KCP&L	0816-11E	$17.60
KCP&L	0816-11F	$17.87
KCP&L	0816-14A	$10.31
KCP&L	0816-17A	$265.17
KCP&L	0816-19	$109.88
KCP&L	0816-19A	$116.45
KCP&L	0816-61	$3,321.32
KCP&L	0816-61D	$104.65
KCP&L	0816-61G	$100.14
KCP&L	0816-14J	$34.38
KCP&L	0816-61F	$357.06
KCP&L	0816-61P	$87.08
Key Hydraulics	16-41582	$66.77
Key Hydraulics	16-41762	$26.98
Lea's Truck Service Llc	9669pts	$338.19
Lea's Truck Service Llc	9672pts	$857.91
Lea's Truck Service Llc	9678BCT	$389.38
Lea's Truck Service Llc	9685pts	$52.30
Lea's Truck Service Llc	9687pts	$103.23
Lea's Truck Service Llc	9687PTSA	$190.62
Leon Uniform Co Inc	384200	$2,550.95
Leon Uniform Co Inc	384200-01	$1,171.60
Leon Uniform Co Inc	384200-02	$122.48
Leon Uniform Co Inc	384200-80	($140.00)
Leon Uniform Co Inc	385529	$317.21
Leon Uniform Co Inc	385614	$122.48
Leon Uniform Co Inc	386024	$117.24
Linda Hoover	0816	$2,000.00
Lochner	000007767-5	$1,674.68
Lochner	000010710-2	$20,465.42
Lochner	000010710-3	$9,329.63
Lochner	000010710-4	$6,147.23
Lochner	000010710-5	$2,870.29
Main Street Inc	3232	$192.00
Mark McDonald	0716	$70.00
Medallion Electric Inc	102240	$141.04
Medallion Electric Inc	102270	$195.50
Medallion Electric Inc	102265	$2,322.24
MFA Oil & Propane	D0002090832	$4,200.91
MFA Oil & Propane	D0002083438	$3,352.17
Midland Gis Solutions	7298	$4,000.00
Midland Printing Company	50421	$44.46
Midland Printing Company	50452	$44.46
Midwest Laboratories Inc	813874	$383.80
Missouri Municipal League	200009847	$4,625.00

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City of Sedalia
Department Bills 8-15-2016

Vendor Name	Invoice Number	Amount
Missouri One Call System Inc.	6070273	$323.70
Missouri Police Chiefs Assoc	3592A	$45.00
Missouri Typewriter Of Warrensburg Inc	29252	$95.00
Missouri Vocational Enterprise	515472	$163.50
Missouri Vocational Enterprise	515953	$24.00
Mitchell1	IB19123249	$265.45
MoAqua LTC - Culligan Water	072164	$20.00
MoAqua LTC - Culligan Water	0764626	$28.00
MoAqua LTC - Culligan Water	0764709	$0.50
MoAqua LTC - Culligan Water	0764529	$40.50
MoAqua LTC - Culligan Water	0764625	$7.00
MU Extension Extension Center Of Pettis Co	0816	$149.00
MU Extension Extension Center Of Pettis Co	0816A	$149.00
Myers Tire-Kansas City #16	61610007	$100.17
Networkfleet Inc	000000452447	$208.45
O'Reilly Automotive Inc.	0114-413148	$73.92
O'Reilly Automotive Inc.	0114-417359	$31.05
O'Reilly Automotive Inc.	0114-415084	$5.24
O'Reilly Automotive Inc.	0114-416240	$57.12
O'Reilly Automotive Inc.	0247-458387	$26.88
Ott North America LLC	16-0630	$4,136.74
Pethealth Services Inc	8771870	$635.00
Pettis County Recorder of Deeds	66657	$81.00
Printlynx	118659	$47.21
Printlynx	118782	$36.96
Quality Body Shop	11693	$2,733.33
R.E. Pedrotti Co Inc	00053663	$2,932.00
R.E. Pedrotti Co Inc	00053863	$1,000.00
Rac-Jac Properties	0716-16	$13.00
Red Municipal and Industrial Equipment Co	9581	$387.30
Rick Ball Ford - Sedalia	139317	$70.91
Robert E. Bryant	0816	$175.00
Roberts & Associates	09018493	$125.00
Schweiss, Matthew	816	$2,900.00
Screen USA Inc	105065	$4,676.36
Sedalia Democrat	300499456	$130.00
Sedalia Democrat	300499554	$255.00
Sedalia Democrat	300499558	$245.00
Sedalia Democrat	300499582	$230.00
Sedalia Democrat	300501503	$101.75
Sedalia Democrat	300502983	$260.00
Sedalia Democrat	300507942	$29.75
Sedalia Downtown Development	0816	$629.28
Sedalia Heating & Air	10879	$133.20
Sedalia Rental & Supply	177521	$7.50
Sherwin Williams Co	3876-5	$280.80
SHRM	9006724569	$190.00
SMC Electric Supply	60216627-00	$68.00
Smith Paper & Janitor Supply	613769	$75.72
Smith Paper & Janitor Supply	614144	$50.67
Smith Paper & Janitor Supply	614149	$122.44

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City of Sedalia
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Vendor Name	Invoice Number	Amount
Smith Paper & Janitor Supply	614160	$48.20
Smith Paper & Janitor Supply	613290	$52.23
Smith Paper & Janitor Supply	613690	$59.80
Sonequity Pest Management	129624	$67.00
Sonequity Pest Management	129625	$68.00
Sonequity Pest Management	129328	$70.00
Sonequity Pest Management	129604	$40.00
Sonequity Pest Management	129845	$39.00
Staples Business Advantage	3309161991	$119.92
Staples Business Advantage	3309162155	$99.56
Staples Business Advantage	3309162195	$126.79
Staples Business Advantage	3309162196	$119.90
Staples Business Advantage	3309162244	$359.96
Staples Business Advantage	3309991904	$12.99
Staples Business Advantage	3309992041	$62.89
Staples Business Advantage	3309992165	$17.99
Staples Business Advantage	3309992166	$111.98
State Fair Towing	18602	$35.00
State Fair Towing	19084	$35.00
Stericycle Inc.	4006477074	$38.52
The Ups Store	2966	$112.62
The Ups Store	3747	$170.09
Thompson Hills Animal Clinic	0	$59.50
Thompson Hills Animal Clinic	46857	$360.00
Thompson Hills Animal Clinic	47147	$45.00
Thompson Hills Animal Clinic	47148	$227.50
Thompson Hills Animal Clinic	47182	$45.00
Thompson Hills Animal Clinic	47417	$346.12
Thompson Hills Animal Clinic	47547	$105.00
Thompson Hills Animal Clinic	47744	$242.50
Tim's Tree Service Llc	4396	$500.00
Tim's Tree Service Llc	4415	$600.00
Tim's Tree Service Llc	4417	$1,100.00
Tim's Tree Service Llc	4425	$550.00
Tim's Tree Service Llc	4426	$450.00
Tire Centers Llc	6500155672	$69.00
Tire Centers Llc	6500155803	$108.18
Tire Centers Llc	6500155877	$121.53
Tomo Drug Testing	191255	$178.00
Tomo Drug Testing	191305	$100.00
Traffic Control Corp	92437	$251.98
Traffic Control Corp	92556	$950.00
Trans-Central Suppliers Inc	0234514A	($399.60)
Trans-Central Suppliers Inc	0234515A	($158.45)
Trans-Central Suppliers Inc	0234848	($1,945.63)
Trans-Central Suppliers Inc	0235448	$870.99
Trans-Central Suppliers Inc	0235717	$264.30
Trans-Central Suppliers Inc	0235719	$9.14
Trans-Central Suppliers Inc	0235907	$1,625.60
Trans-Central Suppliers Inc	0235911	$565.84
Trans-Central Suppliers Inc	0235953	$29.04

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City of Sedalia
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Vendor Name	Invoice Number	Amount
Trans-Central Suppliers Inc	0236052	$138.40
Trans-Central Suppliers Inc	0236084	$381.10
Trans-Central Suppliers Inc	0236118	$136.88
Trelleborg Pipe Seals Milford Inc	14340	$80.95
Turpin Land Surveying	14927	$750.00
Uline	78808417	$121.42
Uline	79108905	$50.87
Union Pacific Railroad	282157775	$505.00
United Rotary Brush Corp	CI189413	$494.62
United Rotary Brush Corp	CI189566	$500.24
Univar USA Inc	NK271707	$2,200.00
Usa Bluebook	018015	$4,664.70
Vance Brothers Inc.	3638	$2,301.00
Vance Brothers Inc.	3639	$2,221.05
Vance Brothers Inc.	3640	$2,273.70
Vance Brothers Inc.	3644	$2,338.05
Vance Brothers Inc.	3645	$2,560.35
Vance Brothers Inc.	3649	$1,581.45
Vance Brothers Inc.	3655	$2,536.95
Vance Brothers Inc.	3657	$2,540.85
Vance Brothers Inc.	3658	$2,482.35
Vance Brothers Inc.	3660	$2,453.10
Vance Brothers Inc.	3662	$2,536.95
Vance Brothers Inc.	3664	$2,326.35
Vance Brothers Inc.	3666	$1,170.00
Vance Brothers Inc.	3667	$2,579.85
Vance Brothers Inc.	3669	$2,443.35
Vance Brothers Inc.	3671	$2,486.25
Vance Brothers Inc.	3673	$2,449.20
Vance Brothers Inc.	3692	$2,540.85
Vance Brothers Inc.	3693	$2,486.25
Vance Brothers Inc.	3695	$2,644.20
Vance Brothers Inc.	3698	$2,472.60
Vance Brothers Inc.	3700	$799.50
Vance Brothers Inc.	3703	$2,185.95
Vance Brothers Inc.	3705	$2,209.35
Vance Brothers Inc.	3707	$2,536.95
Vance Brothers Inc.	3708	$2,513.55
Vance Brothers Inc.	3709	$2,256.15
Vance Brothers Inc.	3710	$1,942.20
Verizon Wireless	9768981083	$2,732.92
W & M Welding Inc	47169	$713.50
Warehouse Tire & Muffler	203960	$447.08
Warehouse Tire East	57673	$258.00
Warehouse Tire East	57720	$382.00
WCA Waste Systems Inc.	443593	$2,011.53
WCA Waste Systems Inc.	7871	$30,981.53
Western Extralite Company	S5426572.001	$282.55
Westlakes Hardware	1221437	$22.87
Westlakes Hardware	1221743	$3.99
Westlakes Hardware	1221787	$5.76

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City of Sedalia
Department Bills 8-15-2016

Vendor Name	Invoice Number	Amount
Westlakes Hardware	1222007	$21.98
Zoetis US LLC	9002256679	$20.00
Total Invoices To Be Paid		$453,450.21

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