

Mayor Grenke called the regular meeting to order at 7:00 p.m.

Roll Call: Aldermen Don Bormann, Robert Hudson, James Lee, Landon Magley, Don Rodgers, and David Wilkins answered roll call.

Absent: None

Also present were City Administrator Matt Harline, City Attorney Cydney Mayfield, Police Lt. Tim Kribbs, Police Lt. Joe Bellamy, Lynn Behrns, Deputy City Clerk Donna Stephens, Asst. City Clerk II Phyllis Brown, Kent Clow with ESP, Harold Ward and his wife??

Pledge of Allegiance:

Mayor Grenke led everyone in the pledge of allegiance.

Mayor Grenke said that item ten on the agenda is a duplicate, and the closed session will happen under “Old Business”.

CONSENT AGENDA:

Mayor Grenke asked for approval of the Consent Agenda in its entirety or any items to be pulled for comment or correction.

Hudson asked if anything was added to the packet today. Brown said the Planning and Zoning minutes were added today.

Harline said that item VIII. D -4, the LAGERS ordinance, was added late and will have to be read in its entirety.

CONSENT AGENDA:

- A. Minutes of Prior Meetings – April 16, 2018 and May 7, 2018
- B. Minutes of Public Works and Public Utilities Committee Meeting – May 7, 2018
- C. Minutes of General Government Committee Meeting – May 14, 2017
- D. Minutes of Planning and Zoning Commission – April 26, 2018
- E. Reports
 - 1. Treasurer’s & Collector’s Reports
 - 2. Activity Reports

Motion was made by Alderman Wilkins to accept the consent agenda in its entirety. Alderman Lee seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

Grenke noted that there was a proclamation in the packet for Memorial Day, and he will read it on Memorial Day.

Accounts Payable over \$1250 was presented in the amount of \$450,696.67 as follows:

ACCOUNTS PAYABLE OVER \$1250

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Ameren (Transmission Charges) March 2015	\$23,385.62
Ameren UE (Heating)	\$2,534.31
Bank of New York Mellon (postage)	\$2,500.00
Bankcard (Heather) St Dept welder \$1208.95)	\$1,762.79
Bartlett & West (SCEAP expenses/Bond Issue Mgt)	\$32,092.55
Big Rivers Electric (Capacity)	\$24,250.00
Boone County Collector (DeLaRosa Taxes)	\$2,520.75
Boone County Resource Management (Bldg. Permits April/May)	\$9,555.03

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Boone Electric Cooperative	\$2,829.44
Clifford DeLaRosa (Purchase Land)	\$7,479.25
Core & Main (Water Dept Supplies)	\$11,591.13
Dayne's Waste Disposal (Spring Clean-up Roll off Dumpsters)	\$36,176.06
Frank Love (Payment for 110 E Railroad Purchase)	\$33,000.00
Huber & Associates (Enterpol Annual Maintenance \$6273.00)	\$6,818.00
Kribbs Family Pharmacy (Narcan Spray)	\$1,426.80
MARC (Weed Killer)	\$2,222.00
MFA Oil (Fuel)	\$2,772.98
MJMEUC (Prairie State Charges)	\$78,879.79
Ozark Applicators (Annual Tower Inspection)	\$1,800.00
Progressive Landscaping (Cemetery Mowing)	\$2,821.43
S & D	\$3,258.33
S & S Electric (Sims Motor Repair)	\$1,965.00
Spectrum Business St/Water/Elec/Fire/RC/CH Internet & PD Phones)	\$1,412.40
Spiegel & McDiarmid (Legal services PPA)	\$1,376.45
Wilkerson Bro Quarry (Rock)	\$3,482.54
TOTAL:	\$297,912.65

ADDED AFTER GGFC MEETING

Border States (Primary Wire)	\$4,746.04
TOTAL:	\$4,746.04

ADDED TODAY

Joe Watt Auto Sales (2017 Taurus PD Veh # 838)	\$30,500.00
L & B Electronics (PD radio/installation)	\$1,980.00
MECO (Progressive billing # 1)	\$6,151.50
Nextera	\$97,026.38
UMB Bank (MAMU)	\$12,380.10
TOTAL:	\$148,037.98
GRAND TOTAL	\$450,696.67

Magley asked about the Bank of New York, Russell explained that the pre-paid postage through Pitney Bowes goes through that bank for the wire transfer.

Alderman Wilkins made the motion to approve the Accounts Payable over \$1250 in the amount of \$450,696.67. Alderman Hudson seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

COMMENTS FROM CITIZENS:

The Comments from Citizens portion of the meeting was opened at 7:04 p.m. by Mayor Grenke.

Hearing no comments, the Comments from Citizens portion of the meeting was closed at 7:04 p.m. by Mayor Grenke.

PRESENTATION TO HAROLD WARD, PARK BOARD MEMBER

Grenke asked Harold Ward and his wife to come to the front. He wanted to recognize Ward for his service from 1985 – 2018 to the Park Board. Ward said that he appreciates the recognition.

REQUEST FROM PARK BOARD TO RENAME CENTRALIA RECREATION CENTER

The Park Board discussed the renaming at the last Park Board meeting and submitted a request to rename the Centralia Recreation Center to The Enlow Recreation Center in honor of the service of Jim and Janey Enlow. Harline said that the Rec Center would not be in existence were it not for the work and vision the Jim and Janey Enlow put into. This will eventually require an ordinance.

Alderman Lee made a motion to have staff prepare and ordinance to rename the recreation center to The Enlow Recreation Center at the Park Board's request. Alderman Magley seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

James Smith with the Centralia Fireside Guard at 7:07 p.m.

ACTION AGENDA:

Finance: None

Permits & Licensing: None

Legal:

ORDINANCE: Authorizing the Mayor of Centralia, Missouri to Enter into an Energy Performance Contract with Energy Solutions Professionals of Overland Park, Kansas

Harline said this would be a \$250,000 project, when one original bid was in the range of \$1.2 million. The money would be taken out of the Electric fund reserves. He said we would need to come back with a repayment amount from the Park Dept. Harline said that he has been working with Kent to show how much the Park Dept. is saving, and would refund 80% back to the Electric fund over 15 years. The contract has been thoroughly vetted by Cydney Mayfield. One change that was made was amount of money in the contingency fund, and they run the project with a no-change order policy. They originally said they would keep that money, but the contract now shows a 50/50 split between ESP and the City of what portion is not used during the project. Kent Clow is here with ESP to answer any questions. Their contractor can start on the project June 11th. Grenke questioned if they had made any headway on what will happen to high pressure sodium lights that are being taken out. Clow said he did pursue it, and there is no market for those. They will be disposed of at no additional cost to the city. Hudson said that other than \$6000 contingency fund split, were there any change to the financials. Harline said there is no other change. The only other thing we worked on was the indemnification part of the contract

Alderman Bormann presented a bill marked and designated as bill no. 2231 to create an ordinance entitled "**AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF CENTRALIA, MISSOURI TO ENTER INTO AN ENERGY PERFORMANCE CONTRACT WITH ENERGY SOLUTIONS PROFESSIONALS OF OVERLAND PARK, KANSAS.**" Alderman Bormann moved that it be placed on its first reading by title only. Before the bill was introduced copies of the bill were made available for public inspection. Motion was seconded by Alderman Wilkins and motion carried unanimously. The bill was then read by title only. Alderman Bormann moved the bill be placed on its second reading. Motion was seconded by Alderman Wilkins and motion carried unanimously. The bill was then read the second time by title only. The Mayor then called for discussion on the bill and after some discussion Alderman Bormann moved the final passage of the bill. Alderman Wilkins seconded the motion. The Mayor called for a roll call vote and the ordinance passed with the following vote. Aldermen voting FOR: Bormann, Hudson, Lee, Magley, Rodgers and Wilkins. Voting AGAINST: None. The Mayor declared the bill passed and thereupon signed the same as passed. The bill was approved by the Mayor and signed by the Mayor as approved and was returned to the City Clerk who attested to the signature of the Mayor, affixed the city seal and the Ordinance was designated as Ordinance 2965.

ORDINANCE: Fixing the Compensation of Certain Employees of the City of Centralia, Missouri

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Alderman Wilkins presented a bill marked and designated as bill no. 2232 to create an ordinance entitled “AN ORDINANCE TO FIX THE COMPENSATION OF CERTAIN EMPLOYEES OF THE CITY OF CENTRALIA, MISSOURI.” Alderman Wilkins moved that it be placed on its first reading by title only. Before the bill was introduced copies of the bill were made available for public inspection. Motion was seconded by Alderman Lee and motion carried unanimously. The bill was then read by title only. Alderman Wilkins moved the bill be placed on its second reading. Motion was seconded by Alderman Bormann and motion carried unanimously. The bill was then read the second time by title only. The Mayor then called for discussion on the bill and after some discussion Alderman Wilkins moved the final passage of the bill. Alderman Bormann seconded the motion. The Mayor called for a roll call vote and the ordinance passed with the following vote. Aldermen voting FOR: Bormann, Hudson, Lee, Magley, Rodgers and Wilkins. Voting AGAINST: None. The Mayor declared the bill passed and thereupon signed the same as passed. The bill was approved by the Mayor and signed by the Mayor as approved and was returned to the City Clerk who attested to the signature of the Mayor, affixed the city seal and the Ordinance was designated as Ordinance 2966.

Renumbering Ordinances Passed between March 19, 2018 and April 16, 2018

Russell provided information in the packet regarding ordinances that needed to be renumbered from the March 19, 2018 meeting to the April 16, 2018 meeting due to an oversight when originally numbered causing some ordinance numbers to overlap.

Alderman Wilkins made a motion to approve renumbering the ordinance based on the information provided in the packet. Alderman Hudson seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

ORDINANCE: Electing Changes under the Missouri Local Government Employees Retirement System (LAGERS) to Adopt L-7 (Rule of 80)

Mayfield said that the latest version of the ordinance did not get included in the packet, so the ordinance would have to be read in its entirety.

Bormann questioned why we are doing this. Harline said it is a good recruitment tool, and the union asked for this during negotiations. Hudson said that he recalled now was the best time to do this from a financial standpoint for the city. Harline said this was included in the collective bargaining agreement that was already adopted. Bormann said he was not sure if he wanted to adopt the rule of 80.

Harline explained some of the advantages for the City employees to have the rule of 80. Rodgers asked if there was a certain number of years you would have to work to get this benefit. Harline explained that an employee would have to work 5 years to be vested, and the benefit per employee is based on the number of years worked. Mayfield said the Board did vote on March 19th to hold it open for 45 days for review and inspection. Hard copies of the correct version of the ordinance were provided to the Mayor and Board of Aldermen.

Alderman Hudson presented a bill marked and designated as bill no. 2233 to create an ordinance entitled “AN ORDINANCE OF THE CITY OF CENTRALIA MISSOURI ELECTING CHANGES UNDER THE MISSOURI LOCAL GOVERNMENT EMPLOYEE'S RETIREMENT SYSTEM (LAGERS) TO ADOPT L-7 (RULE OF 80).” Alderman Hudson moved that it be placed on its first reading. Before the bill was introduced copies of the bill were made available for public inspection. Motion was seconded by Alderman Magley and motion carried unanimously. The bill was then read. Alderman Hudson moved the bill be placed on its second reading. Motion was seconded by Alderman Lee and motion carried unanimously. The bill was then read the second time. The Mayor then called for discussion on the bill and after some discussion Alderman Hudson moved the final passage of the bill. Alderman Lee seconded the motion. The Mayor called for a roll call vote and the ordinance passed with the following vote. Aldermen voting FOR: Hudson, Lee, Magley, Rodgers and Wilkins. Voting AGAINST: Alderman Bormann None. The Mayor declared the bill passed and thereupon signed the same as passed. The bill was approved by the Mayor and signed by the Mayor as approved and was returned to the City Clerk who attested to the signature of the Mayor, affixed the city seal and the Ordinance was designated as Ordinance 2967.

Purchasing:

Approving Task Orders with Engineering Surveys and Services for Engineering of Randolph Road

Bormann said that we are required to do qualifications based selection, but not required to take any price that is thrown at us. He said he had received an email that said why we should not go with those plans, and said that there are other options that we can pursue.

Harline said the Board went through a process to hire on-call engineers. We could ask Bartlett & West and MECO what they would charge and if we like their program better could go with them. He explained that this is a CDBG program, and this is a not to exceed price.

Bormann said this project was bid in 2004, and he feels that obviously the plans then were sufficient to get plans on this. He said he thinks \$70,000 is too much for the design.

Hudson said that he thinks we have two different issues, the cost of the engineering and that the existing plans will not work for us to go forward.

Bormann said there are some things to be changed, but the plans will work.

Hudson said the existing plans are inadequate, for the first part. He said to set the dollar figure aside for a moment, and asked if we believe the engineering company we have hired could use the existing plans that are not complete.

Bormann said it was bid before with these set of plans

Harline said the project was not completed 14 years ago with those plans.

Hudson said that based on this information, we need another set of plans. \$70,000 is a lot of money, and even in 13-14 years the increased cost is high. He suggested that maybe we need to get someone else to give up a quote to see if ES & S is high in their quote. Harline said he thought that would be a good idea.

Hudson said that as a city we have made a commitment to move forward on the project, and need to get another quote. Is it really a \$40,000 project and they are saying \$70,000 to pad their costs.

Harline said that each of the other companies we have contracted with can and have constructed roads, and he thinks we could get proposals back from both of them.

Bormann said then you would be comparing prices and not qualifications. Harline said we would be comparing proposals. Bormann said we need to do them one at a time. Harline said we have not set out a proposal, and we selected ES & S because they had expertise in this type of project.

Mayfield said the city did an RFQ process to select the engineers. At this point, the city is to the RFP process to construct the road, so it's well within the City's parameters to ask for a not to exceed price.

Hudson clarified that we could do that since we already have agreements. Mayfield confirmed that the City would be in compliance.

Hudson clarified that so we can ask the other on-call engineering firms for a price for this project. Bormann said you cannot negotiate based on price. Hudson said that negotiation would be saying "so and so offered \$5000 less, can you beat this price", and we are not doing that. Mayfield said the City already has three engineers, so we can write a quick memo to make the Board members aware of the process. That delays your process a little bit, but can have something prepared for the next meeting. Grenke requested Mayfield's firm to do that for the City.

There was no action taken on the task orders on the agenda at this time.

Accepting Best Bid for an Irrigation Pump for Bowne's Farm

Bids for the replacement pump for Bowne's Farm were provided in the packet as follows:

- Landmark Irrigation and Drainage, Inc. - \$11,453.84
- Remley Sales - \$6,581

Alderman Hudson made a motion to approve the purchase of the replacement pump and installation for Bowne's Farm in the amount not to exceed \$7,831 from Remley Sales. Alderman Lee seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

Accepting Task Orders CEN19-TO-W01 and CEN19-TO-W02 with Bartlett & West Engineering for work Associated with Water and Sewer Improvements

Harline said Kyle Te attended the last meeting and explained that the \$11,000 is related to SRF funding, and is a not to exceed amount. The other task order is for \$188,100. Harline said that he believes that with the \$1.2 million savings there is an advantage to move forward. Land purchase has special rules for reimbursement through SRF funding.

Bormann questioned if these can be reimbursed through SRF. Harline said the \$11,000 can't be but other items can be. There is a certain way to do appraisals, and do a land study. The engineering of the facilities for sewer and plant for water. This is just for the water plant, and yes we can get reimbursed. This is for engineering on the water plant.

Wilkins noted that there are 4 task orders in the packet. Harline said two of the task orders are for April 1, 2019, so we can't take action on those two at this time. Rodgers asked if they just do work and then bill us, and we make sure it doesn't go over the amount. Harline said the \$11,000 would be paid in August if they get the application in during

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August. The \$188,100 would be paid out over the rest of the year. We are in process on the water plant and there is no cost in doing the water separate from the sewer.

Alderman Bormann made a motion to approve task orders CEN19-TO-W01 and CEN19-TO-W02 with Bartlett & West Engineering for work associated with water and sewer improvements not to exceed \$11,000 for the water treatment plant evaluation report and \$188,100 for the water plant design, permitting and bidding. Alderman Wilkins seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

Authorizing Cummins of Columbia, Missouri to service the generators at the Police Dept., Sewer Lift Station, and Sewer Lagoon (Motion)

Harline said this is an annual agreement, but since it is over \$5000 we brought it to the board. This is the company that installed the generators and always does the inspections.

Alderman Bormann made a motion to authorize Cummins of Columbia, Missouri to service the generators at the Police Dept., Sewer Lift Station, and Sewer Lagoon for the amount of \$6,724.53. Alderman Wilkins seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

Accepting Best Bid for MDT Installation (Motion)

Bids for the installation for the MDT devices for the Police Cars were provided in the packet as follows:

- CDWG/Kulas - \$7,541.31
- Wireless USA - \$11,039.47

Harline said that because of the work with the CPD and Boone County Sheriff's, we go the car and MDT's for \$3300, so this is the only cost for the MDT's. CPD got these bids, and the lowest bid is Mike Kulas with CDWG. Lt. Kribbs verified that his total of \$7541.31 included the labor of installation for Kulas and the credit of \$1300 from CDWG.

Alderman Bormann made a motion to approve the installation of the MDT's for the Police Cars in the amount of \$7,541.31 from CDWG/Kulas. Alderman Hudson seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

OLD BUSINESS:

Harline gave everyone a copy of the Deed for 110 E Railroad, and said that the City of Centralia now owns this piece of property.

CLOSED MEETING:

Alderman Rodgers moved the Board of Aldermen of the City of Centralia, Missouri hold a closed meeting and a closed vote, and the specific reason for closing the meeting and having a closed vote was: as provided for under Section 610.021 (2) of the Revised Statutes of Missouri for leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefore; and as provided for under Section 610.021(3) of the Revised Statutes of Missouri for hiring, firing, disciplining or promoting of particular employees by a public government body. Alderman Rodgers asked that this motion be adopted by roll call vote. The motion was seconded by Alderman Wilkins. The motion passed with the following vote. Aldermen voting FOR: Bormann, Hudson, Lee, Magley, Rodgers, and Wilkins. Voting AGAINST: None.

The meeting went into closed session at 8:02 p.m.

During closed session, only personnel and real estate matters were discussed and no vote was taken.

Alderman Wilkins made a motion to return to open session. Alderman Hudson seconded the motion. The motion passed with the following vote. Aldermen voting FOR: Bormann, Hudson, Lee, Magley, Rodgers, and Wilkins. Voting AGAINST: None.

Returned to open session at 8:43 p.m.

NEW BUSINESS:

Mayor:

Action on Personnel Item

Mayor Grenke announced that during closed session the Board discussed personnel matter and that he had received a written resignation from Police Chief Larry Dudgeon dated May 16, 2108 with an effective date of June 1, 2018. Alderman Lee made a motion to accept the resignation letter from Police Chief Larry Dudgeon. Alderman Hudson seconded the motion. The motion passed with the following vote. Aldermen voting FOR: Bormann, Hudson, Lee, Magley, Rodgers, and Wilkins. Voting AGAINST: None.

Grenke said he would like express condolences on the loss of Dudgeon's brother, Wesley. He said our hearts and prayers go out to him on the loss of his family member.

Appointments:

Mayor Grenke appointed Larry Dorman to the Library Board to replace Jerry Hamilton with a term to end a term to expire July 2019. Alderman Wilkins made a motion to accept the Mayor's appointment of Larry Dorman to the Library Board to replace Jerry Hamilton with a term to end a term to expire July 2019. Alderman Hudson seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

Mayor Grenke appointed Phil Hulen to the Park Board to replace Harold Ward for a three year term. Alderman Bormann made a motion to accept the Mayor's appointment of Phil Hulen to the Park Board to replace Harold Ward for a three year term. Alderman Wilkins seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

Mayor Grenke reappointed JoDean Newsted and Marilyn Dick to the Park Board three year terms. Alderman Wilkins made a motion to accept the Mayor's appointment of JoDean Newsted and Marilyn Dick to the Park Board three year terms. Alderman Bormann seconded the motion. On a call by the Mayor for ayes and nays, the motion passed unanimously.

City Administrator Search Committee

Grenke said he thought would be to have the Board of Aldermen review the applicant packets and select the top three then assemble and ad hoc committee including citizens and the board to interview the candidates. Lee asked if he expected to receive any additional applicants. Bormann said we should leave it out there until we've gone through the review process. Harline said the Board could review before the next meeting. Grenke said he thought we should continue to accept applications. Hudson said that if you meet every other week, you can continue to keep getting applications. Magley said he thought we should set a deadline date. Hudson questioned if they should give it another week or so. Lee asked is we could edit the publication. Harline said that MCMA ad is \$400 and MML ad is \$40. There was some discussion how people would get notification of the job listings.

Bormann said he was inclined to delay the review until June 11th. Grenke suggested to meet at 5:30 p.m. on June 11th to review the applications. Harline said that we could send them electronically for review before the meeting.

Hudson asked how we will go about appointing the ad hoc committee. Grenke said he has asked several citizens to be part of the committee. He thought there were 16 people on the committee the last time, and he said he would not entertain 16 people again, but maybe 4 – 5 in addition to the board. Bormann said he would go with 2 – 3 people.

There was some discussion how the interviews were conducted the last time the City Administrator position was filled. There are 5 applicants at this time.

City Administrator:

Harline said he sent the Mayor a resignation letter and sent one to the City employees. He said this was the first city who took a chance on him as City Administrator. He said he is running toward opportunity and not running away. He said he knows he's made errors here and there are things that he's done wrong and left undone, but said it has been great working with the Board. When we did the comprehensive plan, Ed Sigmun and David Bach were incredibly impressed in the pride and talent that came forward. Centralia is a town that's here on purpose, it has a rich history and entrepreneurial spirit. He said there have been 25-27 SFR building permits already this year. Harline said that this is the move that is best for him, and made his apologies to those with a lot of work left to do. He said he's leaving a great City, but also thinks he's going to a great city.

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City Administrator's Monthly Report – April 2018

The report was not provided in the packet.

Bormann asked about the comprehensive plan. Harline said that there is a section on the history of Chance that is important to him, and it should be ready to send out to members of committees by this weekend and have advertised the 2nd public hearing June 7th. He said we will need to have some idea if you want to adopt it in whole or in parts. Having a comprehensive plan is the basis of zoning and important to have that adopted.

City Attorney:

City Clerk:

AS MAY ARISE

Hudson made a motion to do the three appraisals for \$3500 from Boyd Harris. Alderman Bormann seconded the motion. On a call by the Mayor for ayes and nays the motion carried unanimously.

Grenke presented Matt Harline with a plaque of appreciation for his work with the City of Centralia from 2014-2018.

There being no further business to discuss, Alderman Wilkins made the motion to adjourn. Alderman Rodgers seconded the motion. On a call by the Mayor for ayes and nays the motion carried unanimously.

The meeting adjourned at 9:06 p.m.



Heather Russell, City Clerk