

City of Arnold, Missouri

City Council
Council Chamber

December 6, 2018
7:00 P.M.

Agenda

1. Pledge of Allegiance:
2. Opening Prayer: TBD
3. Roll Call:
4. Business from the Floor:
5. Consent Agenda:
 - A. Regular Minutes November 19, 2018
 - B. Payroll Warrant **#1304 in the Amount of \$299,971.56**
 - C. General Warrant **#5727 in the Amount of \$877,397.45**
6. Ordinances:
 - A. **Bill No. 2716:** An Ordinance Amending Section 210.080 (Keeping of Wild Animals) of the City Code.
7. Resolutions:
 - A. **Resolution No. 18-58:** A Resolution Authorizing the Mayor to Enter Into an Agreement with Don Brown Chevrolet for the Purchase of a 2019 Chevrolet Equinox AWD.
 - B. **Resolution No. 18-59:** A Resolution Authorizing the Release of Easement.
 - C. **Resolution No. 18-60:** A Resolution Approving a Survey for the Age Friendly Communities Project.
8. Motion:
9. Reports from Mayor, Council, and Committees:
10. Administrative Reports:
11. Adjournment:

**Next Regular City Council Meeting December 20, 2018 @ 7:00 p.m.
Next Work Session December 13, 2018 at 7:00 p.m.**

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Friday, November 30, 2018

Mayor Ron Counts called the meeting to order at 7:03 p.m.

The Pledge of Allegiance was recited.

Councilman Jason Fulbright offered the opening prayer.

Those present per roll call taken by City Clerk Tammi Casey: Mayor Counts, McArthur (excused), Cooley, Sullivan, Fleischmann, Plunk, Fulbright, Owens (excused), Hood (excused), Richison, Bookless, Lehmann, Sweeney, Brown (excused), Kroupa and Chief Shockey.

BUSINESS FROM THE FLOOR

NONE

CONSENT AGENDA

- A. MINUTES FROM OCTOBER 18, 2018 MEETING**
- B. PAYROLL WARRANT NO. 1302 IN THE AMOUNT OF \$286,764.62
PAYROLL WARRANT NO. 1303 IN THE AMOUNT OF \$280,368.69**
- C. GENERAL WARRANT NO. 5725 IN THE AMOUNT OF \$334,204.09
GENERAL WARRANT NO. 5726 IN THE AMOUNT OF \$384,999.19**

Butch Cooley made a motion and so moved to approve the consent agenda.

Seconded by EJ Fleischmann. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Consent agenda approved.**

ORDINANCES

BILL NO. 2717 – AN ORDINANCE AMENDING CHAPTER 605 (BUSINESS REGULATIONS) OF THE CITY CODE TO IMPLEMENT THE BUSINESS LICENSE CHANGES APPROVED AT THE APRIL 3, 2018 ELECTION was read twice by City Clerk Tammi Casey. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Ordinance passed.**

RESOLUTIONS

RESOLUTION NO. 18-53 – A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH JOE MACHENS FORD LINCOLN FOR THE PURCHASE OF A 2019 FORD F150

EJ Fleischmann made a motion and so moved to approve Resolution No. 18-53.

Seconded by Vern Sullivan. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Resolution approved.**

RESOLUTION NO. 18-54 – A RESOLUTION APPOINTING INDIVIDUALS TO SERVE ON THE COMMISSION ON AGING AND DISABILITIES

Vern Sullivan made a motion and so moved to approve Resolution No. 18-54.

Seconded by Gary Plunk. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Resolution approved.**

RESOLUTION NO. 18-55 – A RESOLUTION AUTHORIZING THE PURCHASE OF ANTI-THEFT DEVICES, HALF CAGE PARTITIONS AND GUN MOUNT SYSTEMS FOR THE POLICE DEPARTMENT

Jason Fulbright made a motion and so moved to approve Resolution No. 18-55.

Seconded by Butch Cooley. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Resolution approved.**

RESOLUTION NO. 18-56 – A RESOLUTION AUTHORIZING THE CITY ADMINISTRATOR TO SIGN ALL NECESSARY DOCUMENTS TO COMPLETE THE PURCHASE OF 2271 CONVAIR DRIVE

EJ Fleischmann made a motion and so moved to approve Resolution No. 18-56.

Seconded by Jason Fulbright. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Resolution approved.**

RESOLUTION NO. 18-57 – A RESOLUTION AUTHORIZING THE PURCHASE OF A REPLACEMENT POLICE VEHICLE AND RELATED EQUIPMENT

Jason Fulbright made a motion and so moved to approve Resolution No. 18-57. Seconded by Vern Sullivan. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Resolution approved.**

MOTIONS

A. A MOTION TO HOLD A CLOSED SESSION IMMEDIATELY FOLLOWING THE CITY COUNCIL MEETING FOR THE PURPOSE OF DISCUSSING LITIGATION PURSUANT TO RSMo SECTION 610.01(1)

Jason Fulbright made a motion and so moved to approve a closed session immediately following the city council meeting. Seconded by Butch Cooley. Roll call vote: McArthur (excused); Cooley, yes; Sullivan, yes; Fleischmann, yes; Plunk, yes; Fulbright, yes; Owens (excused); Hood (excused); 5 Yeas: **Motion carried.**

REPORTS FROM MAYOR, COUNCIL AND COMMITTEES

Mayor Counts – Stated he was impressed with the work that was put into the Veterans Parade, breakfast and presentation. He encourages everyone to attend next year.

Gary Plunk, Ward 4 – Thanked the Police Department and the Parks and Rec Department for their assistance with the Veterans Parade.

Vern Sullivan, Ward 3 – Requested that staff look into the traffic signal issue at the intersection of Jeffco Blvd and Arnold Tenbrook.

Jason Fulbright, Ward 1 – Asked that everyone keep the people of California in our prayers as they deal with the wild fires.

ADMINISTRATIVE REPORTS

Bryan Richison – Thanked Public Works for their work snow plowing and also for the support of the council to close City Hall last Thursday due to inclement weather. Mr. Richison also reminded everyone that City Hall will be closed this Thursday and Friday in observance of Thanksgiving.

4

Regular Meeting
November 19, 2018

Chief Shockey – Informed everyone that last Thursday Officer O'Connor received a Medal of Valor and in December he will receive another Medal of Valor from the Missouri Police Chiefs Association.

Bob Sweeney – Informed council that if they receive any phone calls relating to a lawsuit he has filed on behalf of another client to direct the calls to him.

Mayor Counts announced a five minute recess before going into closed session.

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Closed session ended at 8:04 p.m.

A motion to adjourn the meeting was made by Vern Sullivan. Seconded by Jason Fulbright.

Voice vote: All yeas.
8:04 p.m.


City Clerk Tammi Casey, CMC/MRCC-C

CITY OF ARNOLD, MISSOURI

ROLL CALL

MEETING: REGULAR

DATE: 11/19/2018

PAGE: 1

BILL NO - RESOLUTION - MOTION

		ROLL CALL	CONSENT AGENDA	BILL NO 2717	RESOLUTION NO. 18-53	RESOLUTION NO. 18-54	RESOLUTION NO. 18-55
COUNCIL MEMBERS:							
MAYOR	RON COUNTS	PRESENT					
COUNCIL:	BRIAN MCARTHUR	EXCUSED	EXCUSED	EXCUSED	EXCUSED	EXCUSED	EXCUSED
COUNCIL:	BUTCH COOLEY	PRESENT	YES	YES	YES	YES	YES
COUNCIL:	VERN SULLIVAN	PRESENT	YES	YES	YES	YES	YES
COUNCIL:	EJ FLEISCHMANN	PRESENT	YES	YES	YES	YES	YES
COUNCIL:	GARY PLUNK	PRESENT	YES	YES	YES	YES	YES
COUNCIL:	JASON FULBRIGHT	PRESENT	YES	YES	YES	YES	YES
COUNCIL:	DAVID OWENS	EXCUSED	EXCUSED	EXCUSED	EXCUSED	EXCUSED	EXCUSED
COUNCIL:	MARK HOOD	EXCUSED	EXCUSED	EXCUSED	EXCUSED	EXCUSED	EXCUSED
CITY ADMINISTRATOR	BRYAN RICHISON	PRESENT	PARKS DIR:		DICKIE BROWN	EXCUSED	
CITY CLERK	TAMMI CASEY	PRESENT	PUBLIC WORKS:		-		
COM DEV	DAVID BOOKLESS	PRESENT	TREASURER:		DAN KROUPA	PRESENT	
FINANCE DIRECTOR	BILL LEHMANN	PRESENT	POLICE DEPT.		CHIEF SHOCKEY	PRESENT	
CITY ATTORNEY	BOB SWEENEY						

CITY OF ARNOLD, MISSOURI

ROLL CALL

MEETING: REGULAR

DATE: 11/19/2018

PAGE: 2

BILL NO - RESOLUTION - MOTION

COUNCIL MEMBERS:

MAYOR RON COUNTS

COUNCIL: BRIAN MCARTHUR

COUNCIL: BUTCH COOLEY

COUNCIL: VERN SULLIVAN

COUNCIL: EJ FLEISCHMANN

COUNCIL: GARY PLUNK

COUNCIL: JASON FULBRIGHT

COUNCIL: DAVID OWENS

COUNCIL: MARK HOOD

CITY ADMINISTRATOR BRYAN RICHISON

CITY CLERK TAMMI CASEY

COM DEV DAVID BOOKLESS

FINANCE DIRECTOR BILL LEHMANN

CITY ATTORNEY BOB SWEENEY

RESOLUTION NO. 18-56	RESOLUTION NO. 18-57	MOTION TO HOLD A CLOSED SESSION			
EXCUSED	EXCUSED	EXCUSED			
PRESENT	YES	YES			
PRESENT	YES	YES			
PRESENT	YES	YES			
PRESENT	YES	YES			
PRESENT	YES	YES			
EXCUSED	EXCUSED	EXCUSED			
EXCUSED	EXCUSED	EXCUSED			
			PARKS DIR:	DICKIE BROWN	
			PUBLIC WORKS:	-	
			TREASURER:	DAN KROUPA	
			POLICE DEPT.	CHIEF SHOCKEY	

Mayor Ron Counts called the special council meeting to order at 7:42 p.m.

Those present per roll call taken by City Clerk Tammi Casey: Mayor Ron Counts, Fulbright, Fleischmann (excused), Owens (excused), Plunk, Hood, Sullivan, McArthur, Cooley, Richison, Bookless, Lehmann, Sweeney, Brown, Kroupa and Chief Shockey.

MOTIONS

A. A MOTION TO HOLD A CLOSED SESSION FOR THE PURPOSE OF DISCUSSING PERSONNEL PURSUANT TO RSMO Section 610.021 (3)

Jason Fulbright made a motion and so moved to approve a closed session immediately following the special council meeting. Seconded by Mark Hood. Roll call vote: Fulbright, yes; Fleischmann, (excused); Owens, (excused); Plunk, yes; Hood, yes; Sullivan, yes; McArthur, yes; Cooley, yes; 6 Yeas: **Motion carried.**

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Closed Session ended at 9:03 p.m.

A motion to adjourn the meeting was made by Jason Fulbright. Seconded by Mark Hood.

Meeting adjourned at 9:03 p.m.


City Clerk Tammi Casey, CMC/MRCC-C

CITY OF ARNOLD, MISSOURI

ROLL CALL

MEETING: SPECIAL COUNCIL MEETING

DATE: 11/8/2018

PAGE: 1

BILL NO - RESOLUTION - MOTION

COUNCIL MEMBERS:

MAYOR RON COUNTS

COUNCIL: JASON FULBRIGHT

COUNCIL: EJ FLEISCHMANN

COUNCIL: DAVID OWENS

COUNCIL: GARY PLUNK

COUNCIL: MARK HOOD

COUNCIL: VERN SULLIVAN

COUNCIL: BRIAN MCARTHUR

COUNCIL: BUTCH COOLEY

CITY ADMINISTRATOR BRYAN RICHISON

CITY CLERK TAMMI CASEY

COM DEV DAVID BOOKLESS

FINANCE DIRECTOR BILL LEHMANN

CITY ATTORNEY BOB SWEENEY

ROLL CALL	MOTION TO HOLD CLOSED SESSION				
PRESENT					
PRESENT	YES				
EXCUSED	EXCUSED				
EXCUSED	EXCUSED				
PRESENT	YES				
PRESENT	YES				
PRESENT	YES				
PRESENT	YES				
PRESENT	YES				
PRESENT		PARKS DIR:	DICKIE BROWN		PRESENT
PRESENT		PUBLIC WORKS:	-		
PRESENT		TREASURER:	DAN KROUPA		PRESENT
PRESENT		POLICE DEPT.	CHIEF SHOCKEY		PRESENT
PRESENT					

Those in attendance as noted by City Clerk Tammi Casey; Mayor Counts, Fulbright (arrived 7:40), Fleischmann (excused), Owens (excused), Plunk, Hood, Sullivan, McArthur, Cooley, Richison, Bookless, Lehmann, Sweeney, Brown, Kroupa and Chief Shockey.

POLICE VEHICLE EQUIPMENT

In light of recent events regarding police vehicles and the issues our officers have had with prisoners who are placed in them, Chief Shockey presented council with 3 pieces of equipment he would like to purchase. The first is an anti-theft device. The total cost of this device is \$2616 and since the installation would be done at the city's garage, there would be no additional cost. The second piece of equipment is a half-cage partition and would be placed in the 13 police vehicles that transport prisoners. This equipment is under state contract and the total cost, including installation and labor will be \$37,349. This partition will deny the prisoner full access to the back seat, making it nearly impossible for them to be able to wrestle themselves out of handcuffs and will also enable the officer to seatbelt the prisoner without having to reach across them. The third piece of equipment is a gun mount system. This is needed in the previously mentioned 13 vehicles, as the new half cage configuration will not work with the gun mount system currently in those vehicles. The total cost of this equipment will be \$5096. The total cost for all equipment additions will be \$59,363.


LEINICKE GROUP

Craig and Connie Leinicke from The Leinicke Group along with Jeff Dunlap presented council with an update of their progress in regards to the City's website and social media presence. Since the website launched in 2015 it has grown from 7,000 annual visitors to 50,000 visitors per month. This is an increase of 850%. The site has had 1.6 million views in the last three years. There are currently 1286 documents and 377 pages on the site and over 3600 subscribers. They are adding content and updating daily, along with handling special projects and video productions for the city. They also presented council with their ideas for future endeavors.

Gary Plunk made a motion and so moved to adjourn the meeting. Seconded by Butch Cooley.

Voice vote: All yeas.

Meeting adjourned at 7:42 p.m.


City Clerk Tammi Casey, CMC/MRCC

CITY OF ARNOLD, MISSOURI

ROLL CALL

MEETING: WORK SESSION

DATE: 11/8/2018

PAGE: 1

BILL NO - RESOLUTION - MOTION

COUNCIL MEMBERS:

		IN ATTENDANCE					
MAYOR	<u>RON COUNTS</u>	PRESENT					
COUNCIL:	<u>JASON FULBRIGHT</u>	ARRIVED 7:40 P.M.					
COUNCIL:	<u>EJ FLEISCHMANN</u>	EXCUSED					
COUNCIL:	<u>DAVID OWENS</u>	EXCUSED					
COUNCIL:	<u>GARY PLUNK</u>	PRESENT					
COUNCIL:	<u>MARK HOOD</u>	PRESENT					
COUNCIL:	<u>VERN SULLIVAN</u>	PRESENT					
COUNCIL:	<u>BRIAN MCARTHUR</u>	PRESENT					
COUNCIL:	<u>BUTCH COOLEY</u>	PRESENT					
CITY ADMINISTRATOR	BRYAN RICHISON	PRESENT	PARKS DIR:	DICKIE BROWN			PRESENT
CITY CLERK	TAMMI CASEY	PRESENT	PUBLIC WORKS:	-			
COM DEV	DAVID BOOKLESS	PRESENT	TREASURER:	DAN KROUPA			PRESENT
FINANCE DIRECTOR	BILL LEHMANN	PRESENT	POLICE DEPT.	CHIEF SHOCKEY			PRESENT
CITY ATTORNEY	BOB SWEENEY	PRESENT					

Those in attendance as noted by City Clerk Tammi Casey; Mayor Counts, McArthur, Cooley, Sullivan, Fleischmann, Plunk, Fulbright (excused), Owens (excused), Hood, Richison, Bookless (excused), Lehmann (excused), Sweeney, Brown, Kroupa and Chief Shockey (excused).

CEDARHURST OF ARNOLD ASSISTED LIVING AND MEMORY CARE

Bryan Richison informed council that this special meeting was being held to determine the council's interest in approving the use of either Chapter 100 Bonds or Chapter 353 Tax Abatement for the Cedarhurst Assisted Living and Memory Care project and to answer any questions the council may have regarding this issue.

Mark Grimm with Gilmore Bell was in attendance and informed council of the difference between the two options and answered any questions they had.

Jordan Dorsey with Dover Development stated their company did not have a strong preference either way on which they would like to see used; either Chapter 100 Bonds or Chapter 353 Tax Abatement as either would offer them roughly the same monetary value. Mr. Dorsey stated they are currently waiting on a study from their engineer and would hope to break ground in March. As they stated in the previous Work Session, they are seeking 50% tax abatement on personal property tax over the next 20 years along with sales tax exemption on construction materials.

Bob Sweeney stated he does not suggest using Chapter 353 due to the fact that we must be able to prove social blight in order to use it and he does not believe the property qualifies as such.

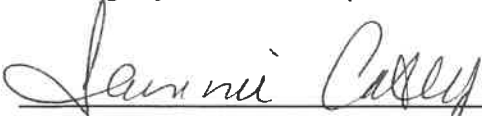
Questions and comments followed by council.

Mayor Counts polled council asking the question, "Is the council interested in moving forward with the use of Chapter 100 Bonds." **The poll resulted in an answer of no.**

Mark Hood made a motion and so moved to adjourn the meeting. Seconded by Vern Sullivan.

Voice vote: All yeas.

Meeting adjourned at 8:15 p.m.


City Clerk Tammi Casey, CMC/MRCC-C

CITY OF ARNOLD, MISSOURI

ROLL CALL

MEETING: SPECIAL WORK SESSION

DATE: 11/29/2018

PAGE: 1

BILL NO - RESOLUTION - MOTION

COUNCIL MEMBERS:

		IN ATTENDANCE				
MAYOR	<u>RON COUNTS</u>	PRESENT				
COUNCIL:	<u>BRIAN MCARTHUR</u>	PRESENT				
COUNCIL:	<u>BUTCH COOLEY</u>	PRESENT				
COUNCIL:	<u>VERN SULLIVAN</u>	PRESENT				
COUNCIL:	<u>EJ FLEISCHMANN</u>	PRESENT				
COUNCIL:	<u>GARY PLUNK</u>	PRESENT				
COUNCIL:	<u>JASON FULBRIGHT</u>	EXCUSED				
COUNCIL:	<u>DAVID OWENS</u>	EXCUSED				
COUNCIL:	<u>MARK HOOD</u>	PRESENT				
CITY ADMINISTRATOR	BRYAN RICHISON	PRESENT	PARKS DIR:	DICKIE BROWN		PRESENT
CITY CLERK	TAMMI CASEY	PRESENT	PUBLIC WORKS:	-		
COM DEV	DAVID BOOKLESS	EXCUSED	TREASURER:	DAN KROUPA		PRESENT
FINANCE DIRECTOR	BILL LEHMANN	EXCUSED	POLICE DEPT.	CHIEF SHOCKEY		EXCUSED
CITY ATTORNEY	BOB SWEENEY	PRESENT				

AN ORDINANCE AMENDING SECTION 210.080 (KEEPING OF WILD ANIMALS) OF THE CITY CODE.

WHEREAS, currently the City Code prohibits the keeping of any animals defined as “wild animals”; and

WHEREAS, some animals defined as “wild animals” can be kept safely without threat to public health; and

WHEREAS, a permit process is needed to identify and allow the keeping of “wild animals” that do not pose a health risk;

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

Section 1. Article I, Section 210.080 Keeping of Wild Animals of the City Code is amended as follows: The current subsection B is deleted.

Section 2. A new subsection B is adopted as follows:

“B. No person shall keep or permit to be kept any wild animal as a pet without a special permit.

1. Applications for a wild animal permit shall be submitted to the Community Development Department in a form and format stipulated by the Department and shall include the identification of the specific wild animal for which the permit is sought and the specific location at which the wild animal will be housed.
2. The Community Development Director will evaluate the application using the following criteria:
 - a. The applicant can provide a sanitary, safe area for the wild animal to be kept in a humane condition.
 - b. The wild animal is not of a breed or species that makes frequent loud noises or emits any kind of odor that would be a nuisance to the surrounding neighborhood.
 - c. The wild animal is not of a breed or species that is known to carry communicable diseases that can transfer to humans in a manner that would create a public health hazard.
 - d. The wild animal is not poisonous.
 - e. The wild animal does not produce any kind of toxic odor or substance.
 - f. The wild animal is not a carnivorous predator in its natural state in the wild.
 - g. The wild animal does not have any traits or characteristics that would endanger the public or cause a public health hazard.

- h. Applicant shall provide proof of insurance coverage for the wild animal.
- 3. After reviewing the application and gathering any necessary information, the Community Development Director will notify the applicant of the permit's approval or denial.
- 4. Permits are only for the specific wild animal at the specific location. If the location of the animal is changed a new permit will be required. If the wild animal dies or otherwise ceases being housed at the location, any replacement wild animal, even of the same breed or species, will require a new permit. Any additional wild animal kept, even of the same breed or species of wild animal that already has a permit, will require an individual permit.
- 5. If a permit is denied by the Community Development Director the applicant has ten (10) business days after receiving notification of the denial to appeal to the City Administrator. The City Administrator's decision is final."

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, PASSED AND APPROVED THIS _____ DAY OF NOVEMBER, 2018.

Presiding Officer of the City Council

Mayor Ron Counts

ATTEST:

City Clerk Tammi Casey

1st reading: _____

2nd reading: _____

APPROVED AS TO FORM:

City Attorney Robert Sweeney

RESOLUTION NO: 18-58

**A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO
AN AGREEMENT WITH DON BROWN CHEVROLET FOR THE
PURCHASE OF A 2019 CHEVROLET EQUINOX AWD.**

BE IT RESOLVED by the Council of the City of Arnold, Missouri, that the Mayor be, and is hereby authorized to enter into an agreement with Don Brown Chevrolet for the purchase of a 2019 Chevrolet Equinox AWD. This vehicle is being purchased pursuant to the State of Missouri, Department of Transportation's contracted vendor (CC180231002) for Twenty-One Thousand Eight Hundred Seventeen Dollars and no Cents (\$21,817.00).

A copy of said contract is attached hereto and made a part hereof reference.

Presiding Officer of the City Council

Mayor Ron Counts

ATTEST:

City Clerk, Tammi Casey

Date: _____



2244 S. Kingshighway, St. Louis, Missouri 63110
(314)772-1400 (314)772-1022 Fax
dave@donbrownchevrolet.com

ATTN: David Bookless
City of Arnold

DATE: 11/26/18

QUOTE

	DESCRIPTION		TOTAL
	Missouri State Contract CC180231002		
1	Line Item 24 - 2019 Chevrolet Equinox AWD 4 Cylinder, Storm Blue Metallic	\$21,729.00	\$21,728.00
1	Line Item 26 - 3rd Set of Keys/Fob	\$89.00	\$89.00
GRAND TOTAL			\$21,817.00

If you should have any questions, please don't hesitate to give me a call. Thank you!

Dave Helterbrand
Fleet Department Manager

This quote is good for 30 days

**CITY OF ARNOLD, CITY COUNCIL
DECEMBER 6, 2018 MEETING**

TO: MAYOR COUNT AND CITY COUNCIL
FROM: CHRISTIE HULL BETTALE
SUBJECT: EASEMENT VACATION
DATE: 11/30/2018
CC:

REQUEST

Cochran Engineering on behalf of Tiger Wash has requested a vacation of existing easement.

ANALYSIS

The portion of easement exists across a parcel of land identified at GK Subdivision, and is within the footprint of the new Tiger Wash. This easement was originally dedicated and is in place for a sanitary sewer that no longer exists, which is the reason for the request. Staff has investigated the request and the City does not have infrastructure located within the easement. The Tiger Wash and American Water have coordinated a new easement location for the new sewer facility. Attached for reference are the vacation documents and exhibits.

RECOMMENDATION

Staff recommends approval of the request.

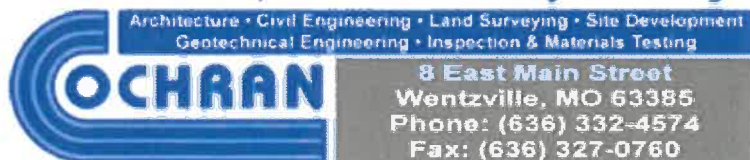
Christie Hull-Bettale

From: Eric Kirchner <EKirchner@cochraneng.com>
Sent: Monday, November 19, 2018 1:06 PM
To: Christie Hull-Bettale
Cc: went mail; Kurt Kutter
Subject: Arnold Tiger Express Wash M18-7526A
Attachments: ARNOLD PARTIAL EASEMENT VACATION.pdf; ARNOLD EASEMENT VACATION.pdf

Christie,

Attached are two easement vacation documents for the Arnold Tiger Express Wash project. These are to vacate a portion of the existing sanitary sewer easement under the new building and the existing stub sanitary easement which did not contain any sanitary main. The easements were originally dedicated to the City of Arnold and therefore the vacation must be signed by the City. A new sanitary sewer easement to Missouri American for the relocated main is in the process of being recorded in the next couple of days. If you could please get these easement vacation documents signed we will pick them up and handle getting them recorded. Please let me know if you have any questions.

Eric S. Kirchner, P.E. • Senior Project Manager



**HOLD HARMLESS AGREEMENT
FOR TRANSFER OF ELECTRONIC DATA**

Electronic files for this project are the sole property of Cochran and its Client. By accepting delivery hereof, the undersigned hereby agrees, to the fullest extent permitted by law, to indemnify and hold harmless Cochran and its Client from any damage, liability or cost, including attorney's fees and costs of defense, arising from any changes or use of these electronic files. Electronic files are transmitted without warranty as to their accuracy or suitability for the purpose to which the recipient intends to use them. Any use of the information obtained or derived from these electronic files will be at the recipient's sole risk. Only printed copies of documents prepared by Cochran and its Client may be relied upon as accurate. There are no expressed warranties made by Cochran and its Client with respect to electronic files, and any implied warranties are excluded. This information is subject to change and coordination for updates is the responsibility of the undersigned. Cochran and its Client are not responsible to the undersigned or any other users allowed to utilize the data by the undersigned for updating the electronic files or compatibility with the recipient's hardware and/or software. Cochran and its Client are not responsible for any electronic viruses contained in electronic files.

**COCHRAN
CONFIDENTIAL**

RESOLUTION NO. 18-59

A RESOLUTION AUTHORIZING
THE RELEASE OF EASEMENT

BE IT RESOLVED by the Council of the City of Arnold, Missouri, that the Mayor is hereby authorized to execute the vacation of 2 portions of easement within Lot 2 of GK Subdivision, City of Arnold, Jefferson County Missouri. A copy of the easement vacation document and plat exhibit is attached hereto and made a part hereof by reference.

Mayor Ron Counts

ATTEST:

City Clerk Tammi Casey

Date: _____

Space Above for Recorder's Use Only

DOCUMENT COVER SHEET

TITLE OF DOCUMENT: Partial Vacation of Easement

DATE OF DOCUMENT: November __, 2018

BENEFICIARY: **THE CITY OF ARNOLD**, a Missouri municipal entity

Mailing Address: 2101 Jeffco Blvd., Arnold, Missouri 63010

LEGAL DESCRIPTION: LOT 2 OF GK SUBDIVISION, A SUBDIVISION AS SHOWN BY PLAT ON FILE IN THE RECORDER'S OFFICE OF JEFFERSON COUNTY, MISSOURI IN PLAT DOCUMENT NO. 2018P-000095.

REFERENCE BOOK & PAGE: Book 573, Page 841

PARTIAL VACATION OF EASEMENT

THIS PARTIAL VACATION OF EASEMENT (this "Vacation") is made this ____ day of November, 2018, by the **CITY OF ARNOLD**, a Missouri municipal entity ("Beneficiary").

RECITALS

WHEREAS, STORE MASTER FUNDING XIII, LLC, a Delaware limited liability company ("Grantor") is the owner of real property located in Jefferson County, Missouri (the "Property"), described as follows:

LOT 2 OF GK SUBDIVISION, A SUBDIVISION AS SHOWN BY PLAT ON FILE IN THE RECORDER'S OFFICE OF JEFFERSON COUNTY, MISSOURI IN PLAT DOCUMENT NO. 2018P-000095.

Also known as: 1414 Jeffco Boulevard, Arnold, Missouri 63010

WHEREAS, the Beneficiary, is the beneficiary of a 10 foot wide easement located under the building on the Property per Deed Book 573, Page 841 of the Jefferson County Records, and as more particularly described on the attached Exhibit A (the "Easement").

NOW, THEREFORE, in consideration of the foregoing, Beneficiary agrees as follows:

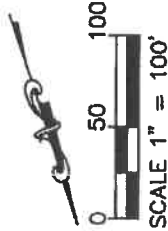
PARTIAL VACATION

Beneficiary does hereby quitclaim, release and vacate all of the Easement and all rights and permits to access the easement for the area located under the building on the Property.

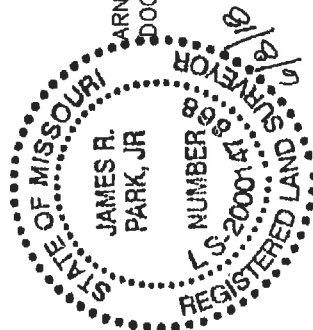
[Remainder of page intentionally left blank; signature page to follow]

PARTIAL EASEMENT VACATION EXHIBIT "A"

PART OF LOT 25 OF THE SUBDIVISION OF U.S. SURVEY 2991, TOWNSHIP 43 NORTH, RANGE 6 EAST OF THE FIFTH PRINCIPAL MERIDIAN,
JEFFERSON COUNTY, MISSOURI



NOTE: BEARINGS ARE BASED ON
DOC#2013R-011920



N/F
ARNOLD SQUARE, LLC
DOC#2011R-039614

N/F
PAUL R. WAMSER
NACY S. WAMSER
DOC#2013R-040653

N/F
KEVIN D. BLACKWELL ENTERPRISES, LLC
DOC#2013R-011920

L1

L2

L3

N/F

L4

L5

L6

L7

L8

L9

L10

L11

PARTIAL 10' WIDE
EASEMENT VACATION
974 SQUARE FEET

POINT OF COMMENCEMENT
EAST LINE OF MISSOURI STATE
HIGHWAY 61-67, 40 FEET LEFT
OF CENTERLINE STATION
100+34.85.

100+34.85
40.00' LEFT

JEFFCO BLVD.
(STATE HIGHWAY 61/67)
(80' WIDE RIGHT-OF-WAY)

104+62.03
40.00' LEFT

M. ENGINEERING, LLC
(D.B.A.) COCHRAN
LS-2005011846 D

BY:
JAMES R. PARK JR., P.L.S.
MISSOURI L.S. 2000147868
FOR COCHRAN



NORTH OFFICE
8 EAST MAIN STREET
WENTZVILLE, MISSOURI 63385
636-332-4574 (tel.)
636-327-0760 (fax)
www.wentmail.com

PROJECT NO: M18-7526A-PEV

DATE: JUNE 08, 2018

SHEET 1 OF 3



**JUNE 08, 2018
PROJECT NO. M18-7526A-PEV
PAGE 2 OF 3**

PARTIAL EASEMENT VACATION

A PARTIAL EASEMENT VACATION OF A 10 FOOT WIDE EASEMENT TO THE CITY OF ARNOLD PER DEED BOOK 573, PAGE 841 OF THE JEFFERSON COUNTY RECORDS AND BEING SHOWN ON AN ALTA/NSPS LAND TITLE SURVEY BY BURDINE AND ASSOCIATES, INC. DATED FEBRUARY 9, 2018 AND BEING PART OF LOT 25 OF THE SUBDIVISION OF U.S. SURVEY 2991, TOWNSHIP 43 NORTH, RANGE 6 EAST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF ARNOLD, JEFFERSON COUNTY, MISSOURI. SAID PARTIAL EASEMENT VACATION BEING SHOWN ON THE ATTACHED EXHIBIT "A" AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING, AT A POINT AT THE INTERSECTION OF THE SOUTH LINE OF A TRACT OF LAND DESCRIBED IN DOCUMENT 2011R-039614 OF THE JEFFERSON COUNTY RECORDS AND THE EAST LINE OF MISSOURI STATE HIGHWAY 61-67; SAID POINT BEING 40 FEET LEFT OF CENTERLINE 100+34.85 OF MISSOURI STATE HIGHWAY 61-67;

THENCE, ALONG SAID SOUTH LINE, SOUTH 68 DEGREES 00 MINUTES 24 SECONDS EAST, A DISTANCE OF 286.62 FEET TO A POINT;

THENCE, CONTINUING ALONG SAID SOUTH LINE, SOUTH 36 DEGREES 57 MINUTES 24 SECONDS EAST, A DISTANCE OF 138.34 FEET TO A POINT;

THENCE, DEPARTING SAID SOUTH LINE, SOUTH 48 DEGREES 38 MINUTES 00 SECONDS WEST, A DISTANCE OF 259.32 FEET TO A POINT;

THENCE, NORTH 59 DEGREES 04 MINUTES 36 SECONDS WEST, A DISTANCE OF 70.65 FEET TO A POINT;

THENCE, SOUTH 52 DEGREES 22 MINUTES 59 SECONDS WEST, A DISTANCE OF 16.87 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARTIAL EASEMENT VACATION;

THENCE, SOUTH 52 DEGREES 22 MINUTES 59 SECONDS WEST, A DISTANCE OF 98.43 FEET TO A POINT;

THENCE, SOUTH 34 DEGREES 47 MINUTES 36 SECONDS WEST, A DISTANCE OF 4.00 FEET TO A POINT;

SHEET 3 OF 3


THENCE, SOUTH 24 DEGREES 57 MINUTES 18 SECONDS WEST, A DISTANCE OF 1.01 FEET TO A POINT;

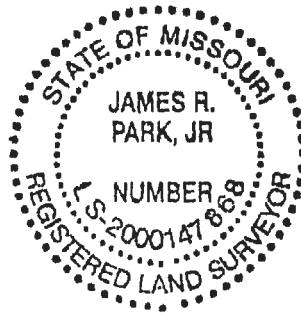
THENCE, NORTH 11 DEGREES 33 MINUTES 22 SECONDS WEST, A DISTANCE OF 13.00 FEET TO A POINT;

THENCE, NORTH 52 DEGREES 22 MINUTES 59 SECONDS EAST, A DISTANCE OF 91.90 FEET TO A POINT;

THENCE, SOUTH 66 DEGREES 36 MINUTES 15 SECONDS EAST, A DISTANCE OF 11.43 FEET BACK TO THE POINT OF BEGINNING AND THIS PARTIAL EASEMENT VACATION CONTAINING APPROXIMATELY 974 SQUARE FEET, MORE OR LESS, ACCORDING TO CALCULATIONS MADE BY COCHRAN DURING THE MONTH OF JUNE, 2018.

**THIS DESCRIPTION WAS PREPARED UNDER MY DIRECT SUPERVISION.
M. ENGINEERING, LLC.
(D.B.A. COCHRAN)
LS-2005011846D**


JAMES R. PARK JR., PLS **6/8/18**
MISSOURI LS-2000147868 **DATE**
FOR COCHRAN



Space Above for Recorder's Use Only

DOCUMENT COVER SHEET

TITLE OF DOCUMENT: Vacation of Easement

DATE OF DOCUMENT: November __, 2018

BENEFICIARY: **THE CITY OF ARNOLD**, a Missouri municipal entity

Mailing Address: 2101 Jeffco Blvd., Arnold, Missouri 63010

LEGAL DESCRIPTION: LOT 2 OF GK SUBDIVISION, A SUBDIVISION AS SHOWN BY PLAT ON FILE IN THE RECORDER'S OFFICE OF JEFFERSON COUNTY, MISSOURI IN PLAT DOCUMENT NO. 2018P-000095.

REFERENCE BOOK & PAGE: Book 573, Page 841

VACATION OF EASEMENT

THIS VACATION OF EASEMENT (this "Vacation") is made this ____ day of November, 2018, by the **CITY OF ARNOLD**, a Missouri municipal entity ("Beneficiary").

R E C I T A L S

WHEREAS, STORE MASTER FUNDING XIII, LLC, a Delaware limited liability company ("Grantor") is the owner of real property located in Jefferson County, Missouri (the "Property"), described as follows:

LOT 2 OF GK SUBDIVISION, A SUBDIVISION AS SHOWN BY PLAT ON FILE IN THE RECORDER'S OFFICE OF JEFFERSON COUNTY, MISSOURI IN PLAT DOCUMENT NO. 2018P-000095.

Also known as: 1414 Jeffco Boulevard, Arnold, Missouri 63010

WHEREAS, the Beneficiary, is the beneficiary of a 5 foot wide easement located under the parking area of the Property per Deed Book 573, Page 841 of the Jefferson County Records, and as more particularly described on the attached Exhibit A (the "Easement").

NOW, THEREFORE, in consideration of the foregoing, Beneficiary agrees as follows:

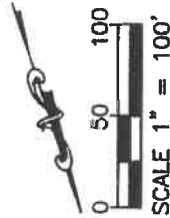
VACATION

Beneficiary does hereby quitclaim, release and vacate all of the Easement and all rights and permits to access the easement.

[Remainder of page intentionally left blank; signature page to follow]

EASEMENT VACATION EXHIBIT "A"

PART OF LOT 25 OF THE SUBDIVISION OF U.S. SURVEY 2991, TOWNSHIP 43 NORTH, RANGE 6 EAST OF THE FIFTH PRINCIPAL MERIDIAN,
JEFFERSON COUNTY, MISSOURI



NOTE: BEARINGS ARE BASED ON
DOC#2013R-011920

N/F
PAUL R. WAMSER
NACY S. WAMSER
DOC#2013R-040653

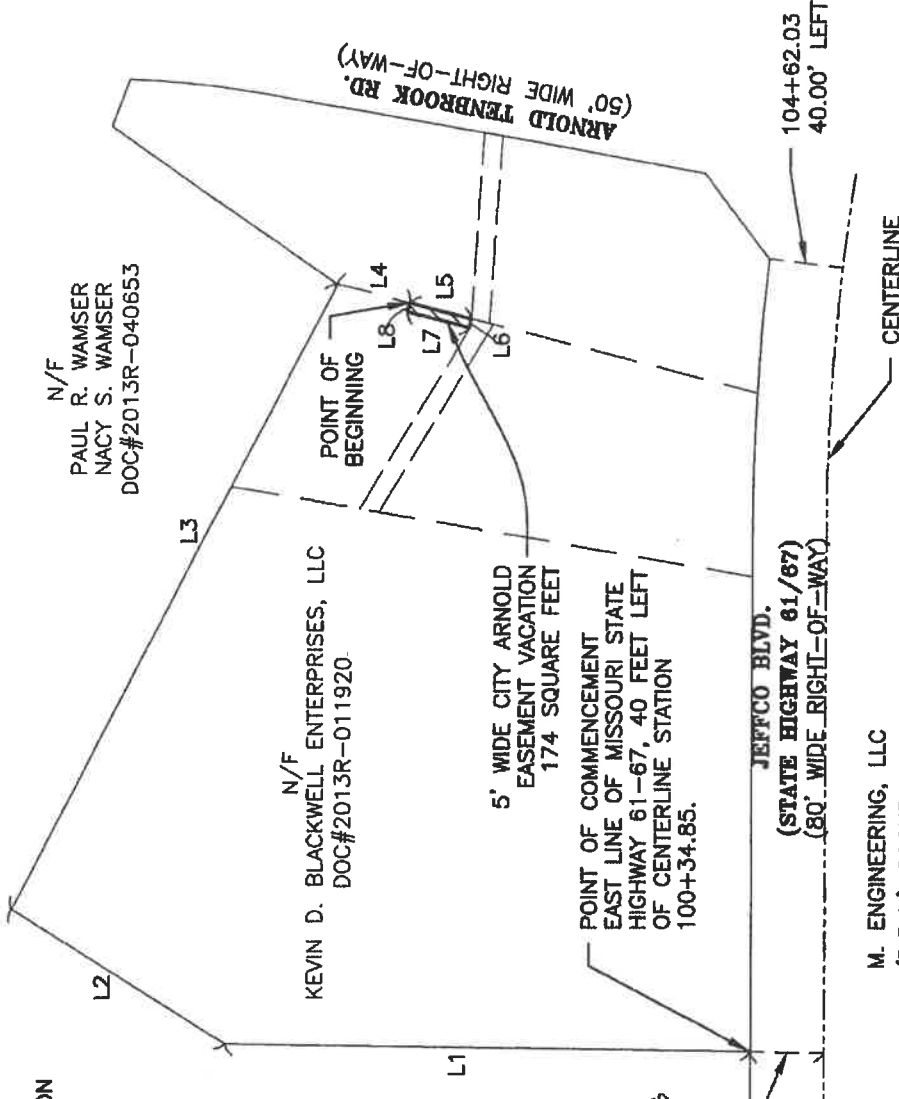
N/F
ARNOLD SQUARE, LLC
DOC#2011R-039614

N/F
KEVIN D. BLACKWELL ENTERPRISES, LLC
DOC#2013R-011920



- L1 S68°00'24"E 286.62'
- L2 S36°57'24"E 138.34'
- L3 S48°38'00"W 383.65'
- L4 N54°23'33"W 40.68'
- L5 N54°23'33"W 34.76'
- L6 N32°48'40"E 5.01'
- L7 S54°23'33"E 35.00'
- L8 S35°36'27"W 5.00'

PROJECT NO: M18-7526A-EV
DATE: MAY 31, 2018
SHEET 1 OF 3



M. ENGINEERING, LLC
(D.B.A.) COCHRAN
LS-2005011846 D

BY:
JAMES R. PARK JR., P.L.S.
MISSOURI L.S. 2000147868
FOR COCHRAN

NORTH OFFICE
8 EAST MAIN STREET
WENTZVILLE, MISSOURI 63385
636-332-4574 (tel.)
636-327-0760 (fax)
www.wentmail.com





MAY 31, 2018
PROJECT NO. M18-7526A-EV
PAGE 2 OF 3

EASEMENT VACATION

A FIVE FOOT WIDE EASEMENT VACATION OF AN EASEMENT TO THE CITY OF ARNOLD PER DEED BOOK 573, PAGE 841 OF THE JEFFERSON COUNTY RECORDS AND BEING SHOWN ON AN ALTA/NSPS LAND TITLE SURVEY BY BURDINE AND ASSOCIATES, INC. DATED FEBRUARY 9, 2018 AND BEING PART OF LOT 25 OF THE SUBDIVISION OF U.S. SURVEY 2991, TOWNSHIP 43 NORTH, RANGE 6 EAST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF ARNOLD, JEFFERSON COUNTY, MISSOURI. SAID EASEMENT VACATION BEING SHOWN ON THE ATTACHED EXHIBIT "A" AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING, AT A POINT AT THE INTERSECTION OF THE SOUTH LINE OF A TRACT OF LAND DESCRIBED IN DOCUMENT 2011R-039614 OF THE JEFFERSON COUNTY RECORDS AND THE EAST LINE OF MISSOURI STATE HIGHWAY 61-67; SAID POINT BEING 40 FEET LEFT OF CENTERLINE 100+34.85 OF MISSOURI STATE HIGHWAY 61-67;

THENCE, ALONG SAID SOUTH LINE, SOUTH 68 DEGREES 00 MINUTES 24 SECONDS EAST, A DISTANCE OF 286.62 FEET TO A POINT;

THENCE, CONTINUING ALONG SAID SOUTH LINE, SOUTH 36 DEGREES 57 MINUTES 24 SECONDS EAST, A DISTANCE OF 138.34 FEET TO A POINT;

THENCE, DEPARTING SAID SOUTH LINE, SOUTH 48 DEGREES 38 MINUTES 00 SECONDS WEST, A DISTANCE OF 383.65 FEET TO A POINT;

THENCE, NORTH 54 DEGREES 23 MINUTES 33 SECONDS WEST, A DISTANCE OF 40.68 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED EASEMENT VACATION;

THENCE, NORTH 54 DEGREES 23 MINUTES 33 SECONDS WEST, A DISTANCE OF 34.76 FEET TO A POINT;


THENCE, NORTH 32 DEGREES 48 MINUTES 40 SECONDS EAST, A DISTANCE OF 5.01 FEET TO A POINT;

THENCE, SOUTH 54 DEGREES 23 MINUTES 33 SECONDS EAST, A DISTANCE OF 35.00 FEET TO A POINT;

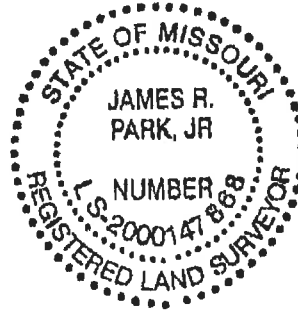
SHEET 3 OF 3

THENCE, SOUTH 35 DEGREES 36 MINUTES 27 SECONDS WEST, A DISTANCE OF 5.00 FEET BACK TO THE POINT OF BEGINNING AND THIS EASEMENT VACATION CONTAINING APPROXIMATELY 174 SQUARE FEET, MORE OR LESS, ACCORDING TO CALCULATIONS MADE BY COCHRAN DURING THE MONTH OF MAY, 2018.

**THIS DESCRIPTION WAS PREPARED UNDER MY DIRECT SUPERVISION.
M. ENGINEERING, LLC.
(D.B.A. COCHRAN)
LS-2005011846D**

 5/31/18

**JAMES R. PARK JR., PLS
MISSOURI LS-2000147868
FOR COCHRAN**



RESOLUTION NO. 18-60

**A RESOLUTION APPROVING A SURVEY FOR THE AGE FRIENDLY
COMMUNITIES PROJECT.**

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

Section 1. The attached quote for a survey for the Age Friendly Communities Project is hereby
approved.

Presiding Officer of the City Council

Mayor Ron Counts

ATTEST:

City Clerk Tammi Casey

Date: _____



Show Me Victories, LLC
409 N. 15th St.
SAINT LOUIS, MO 63103
(314)600-0619
barney@showmevictories.com

INVOICE

BILL TO
City of Arnold

INVOICE # 1163
DATE 11/20/2018

TERMS Due on receipt

DATE	ACTIVITY	QTY	RATE	AMOUNT
11/20/2018	Polling & Research Survey on behalf of the Arnold Commission on Aging & Disabilities	1	30,000.00	30,000.00

BALANCE DUE **\$30,000.00**