

City of Arnold, Missouri

Council Meeting
Council Chamber

January 7, 2016
7:00 p.m.

Agenda

1. Pledge of Allegiance:
2. Opening Prayer: Oasis Church - TBD
3. Roll Call:
4. Business from the Floor:
5. Consent Agenda:
 - A. Minutes from **December 17, 2015**
 - B. Payroll Warrant **#1228 in the Amount of \$243,259.26**
 - C. General Warrant **#5657 in the Amount of \$ Will send this # our later.**
6. Ordinances:

None

Resolutions:

 - A. **Resolution No. 16-01:** A Resolution Authorizing the Mayor to Enter into a Contract with Spencer Contracting Company to Provide Construction Services for the Richardson Road (and Possible Others) Concrete Street Replacement Project for the City of Arnold.
 - B. **Resolution No. 16-02:** A Resolution Re-Appointing Frank Kutilek, Del Williams, And Andrew Sutton to the Planning Commission for a Four-Year Term.
 - C. **Resolution No. 16-03:** A Resolution Re-Appointing Gary Lubbers to the Parks and Leisure Service Board for a Two-Year Term.
 - D. **Resolution No. 16-04:** A Resolution Authorizing Execution of an Easement for 1814 Melody Lane, Arnold, MO for the Encroachment onto the City of Arnold Property of a Chain Link and Wood Fence and Small Portion of the Concrete Driveway.
 - E. **Resolution No. 16-05:** A Resolution Authorizing the Acceptance of a Certain Property.
 - F. **Resolution No. 16-06:** A Resolution Authorizing the Mayor to Enter into a Contract with M & R Landscaping.

7. Motions:
8. Reports from Mayor, Council and Committees:
10. Administrative Reports:
11. Adjournment:

Next Regular Council Meeting January 21, 2016 at 7:00 p.m.
Next Work Session January 14, 2016 at 7:00 p.m.

January 4, 2016
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Mayor Ron Counts called the meeting to order at 7:06 p.m.

The Pledge of Allegiance was recited.

Mayor Ron Counts offered the opening prayer.

Those present per roll call taken by City Clerk Tammi Casey: Mayor Ron Counts, Fulbright (excused), Crisler, Plunk, McArthur, Freese, Amato, Cooley, Owens, Richison, Casey, Holden, Sweeney, Boone, Blattner, Kroupa and Chief Shockey.

BUSINESS FROM THE FLOOR

Jim Hentz, 1852 Dina – Spoke about the road conditions in his subdivision, especially on Dina and Cheryl. Charlie Allen from the Street Department has completed some patch repair work to the areas but that, he said, cannot be the permanent solution. Better repairs will need to be made.

Wendell Penrod, 1844 Dina – Wanted to reiterate what Mr. Hentz has said. He believes more permanent repair work needs to be completed. He provided pictures of the roads to council for their review showing the broken concrete.

Kathy Wooldridge, 1862 Dina – Also spoke regarding the road conditions on Dina. She believes the infrastructure in Arnold needs to be addressed.

Mayor Counts thanked these residents for attending tonight's meeting and instructed Bryan Richison and Ed Blattner to look into this issue.

CONSENT AGENDA

- A. MINUTES FROM THE DECEMBER 3, 2015 MEETING**
- B. PAYROLL WARRANT NO. 1227 IN THE AMOUNT OF \$260,998.97**
- C. GENERAL WARRANT NO. 5656 IN THE AMOUNT OF \$470,854.26**

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

Seconded by Gary Plunk. Roll call vote: Fulbright, (excused); Crisler, yes; Plunk, yes; McArthur, yes; Freese, yes; Amato, yes; Cooley, yes; Owens, yes; 7 Yeas: **Consent agenda approved.**

ORDINANCES

BILL NO. 2627 – AN ORDINANCE ADOPTING A C-4 DEVELOPMENT PLAN AND ZONING DOCUMENT FOR TWO TRACKS OF LAND IN THE CITY OF ARNOLD, MISSOURI, IDENTIFIED AS LOTS B AND C EVERGREEN, 2024 AND 2048 KEY WEST, CITY OF ARNOLD, JEFFERSON COUNTY, MISSOURI was read twice by City Clerk Tammi Casey. Roll call vote: Fulbright, (excused); Crisler, yes; Plunk, yes; McArthur, yes; Freese, yes; Amato, (abstain); Cooley, (abstain); Owens, yes; 5 Yeas, 2 Abstain: **Ordinance Passed.**

BILL NO. 2628 – AN ORDINANCE APPROVING A REZONING OF THE WESTERN PORTION OF LOT 1, TENBROOK INDUSTRIAL PARK AND LOT 5, TENBROOK INDUSTRIAL PARK 2, 42 TENBROOK INDUSTRIAL COURT AND FURTHER IDENTIFIED ON EXHIBIT A, CITY OF ARNOLD JEFFERSON COUNTY, MISSOURI FROM R-4 TO M-2 was read twice by City Clerk Tammi Casey. Roll call vote: Fulbright, (excused); Crisler, yes; Plunk, yes; McArthur, yes; Freese, yes; Amato, yes; Cooley, yes; Owens, yes; 7 Yeas: **Ordinance Passed.**

BILL NO. 2629- AN ORDINANCE AUTHORIZING THE APPROPRIATION OF FUNDS FOR THE PURPOSE OF DEFEASING THE OUTSTANDING LEASEHOLD REVENUE BONDS (POMME CREEK GOLF COURSE), SERIES 2007, OF THE ARNOLD, MISSOURI, PUBLIC FACILITIES CORPORATION, AND AUTHORIZING CERTAIN OTHER DOCUMENTS AND ACTIONS IN CONNECTION WITH THE DEFEASANCE OF SAID BONDS was read twice by City Clerk Tammi Casey. Roll call vote: Fulbright, (excused); Crisler, yes; Plunk, yes; McArthur, yes; Freese, yes; Amato, yes; Cooley, yes; Owens, yes; 7 Yeas: **Ordinance Passed.**

RESOLUTIONS

RESOLUTION NO. 15-65 – A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT WITH CBB TRANSPORTATION ENGINEERS & PLANNERS FOR ENGINEERING DESIGN AND CONSTRUCTION SERVICES FOR THE JEFFCO BLVD AT TENBROOK ROAD IMPROVEMENTS FEDERAL PROJECT #(CMAQ-5403(668))

Paul Freese made a motion and so moved to approve Resolution No. 15-65. Seconded by Nancy Crisler. Roll call vote: Fulbright, (excused); Crisler, yes; Plunk, yes; McArthur, yes; Freese, yes; Amato, yes; Cooley, yes; Owens, yes; 7 Yeas: **Resolution passed.**

MOTIONS

NONE

REPORTS FROM MAYOR, COUNCIL AND COMMITTEES

Mayor Counts – Wished everyone a Merry Christmas. He believes the council has accomplished a great deal this year and is proud of what we have done. Mayor Counts asked that we keep Jason Fulbright in our prayers for a speedy recovery. Mike Evans is stepping down as Chair of the Veterans Commission. Mayor Counts thanked Mike for all his hard work with the Commission, they have accomplished a lot in a short amount of time. Mayor Counts then called Mike Evans to the microphone. Mr. Evans thanked the Mayor and council for their support and for having faith in him; he has enjoyed his time as Chair of the Veterans Commission.

Nancy Crisler – Ward 1 – Thanked Mike Evans for his dedication to the Veterans Commission and wished everyone a Merry Christmas.

Gary Plunk – Ward 4 – Told Mr. Evans he was sad to see him go. Mr. Plunk also wished everyone a Merry Christmas.

Paul Freese – Ward 3 – Thanked Christie Hull-Bettale for all her work in regards to the Tenbrook Road sidewalk project. He would also like, now that the City will be saving money due to the passing of Bill No. 2629 tonight, to see staff put a report together listing projects that need completing, such as street repair. Maybe this would be a good item to bring to a future work session.

Butch Cooley – Ward 4 – Thanked Mike Evans for all his hard work. He also wished everyone a Merry Christmas.

David Owens – Ward 2 – Thanked Mike Evans for everything he has done and wished everyone a Merry Christmas.

Phil Amato – Ward 3 – Thanked Mike Evans for everything, it has been a pleasure working with him on the Veterans Commission. Mr. Amato also wished everyone a Merry Christmas.

Brian McArthur – Ward 2 – Thanked Mike Evans for his hard work. Mr. McArthur also thanked Dan Kroupa for his work on Bill No. 2629 and wished everyone a Merry Christmas.

ADMINISTRATIVE REPORTS

Bryan Richison – Stated he has enjoyed working with everyone this year and believes a lot has been accomplished. Mr. Richison informed everyone that City Hall will be closed a ½ day on 12/24/15 and all day 12/25/15 and another ½ day on 12/31/15 and all day 1/1/16. Mr. Richison wished everyone a Merry Christmas.

Tammi Casey – Wished Mike Evans good luck in his future endeavors and wished everyone a Merry Christmas.

Mary Holden – Thanked Mike Evans for all his work and wished everyone a Merry Christmas.


Ed Blattner – Wished everyone a Merry Christmas.

Bob Sweeney - Wished everyone a Merry Christmas.

Susie Boone – Updated everyone on the progress with the Archery Park. Ms. Boone announced the winners of the “2015 Bragging Rights Holiday Lights Winners”. In 4th place Bobby Kaye from Ward 4, in 3rd place Timothy Repple from Ward 3, in 2nd place Michael Meyer from Ward 3 and the 1st place winner was The Lane Family from Ward 1. Ms. Boone also informed everyone that the new fitness equipment has been delivered and installed at the Rec Center.

A motion to adjourn the meeting was made by Paul Freese. Seconded by Nancy Crisler.
Voice vote: All yeas.

Meeting adjourned at 7:50 p.m.



City Clerk Tammi Casey, MRCC

CITY OF ARNOLD, MISSOURI

ROLL CALL

MEETING: REGULAR

DATE: 12/17/2015

PAGE: 1

BILL NO - RESOLUTION - MOTION

| | | ROLL CALL | CONSENT AGENDA | BILL NO. 2627 | BILL NO. 2628 | BILL NO. 2629 | RESOLUTION NO. 15-65 |
|-------------------------|-----------------|-----------|----------------|---------------|---------------|---------------|----------------------|
| COUNCIL MEMBERS: | | | | | | | |
| MAYOR | RON COUNTS | PRESENT | | | | | |
| COUNCIL: | JASON FULBRIGHT | EXCUSED | EXCUSED | EXCUSED | EXCUSED | EXCUSED | EXCUSED |
| COUNCIL: | NANCY CRISLER | PRESENT | YES | YES | YES | YES | YES |
| COUNCIL: | GARY PLUNK | PRESENT | YES | YES | YES | YES | YES |
| COUNCIL: | BRIAN MCARTHUR | PRESENT | YES | YES | YES | YES | YES |
| COUNCIL: | PAUL FREESE | PRESENT | YES | YES | YES | YES | YES |
| COUNCIL: | PHIL AMATO | PRESENT | YES | ABSTAIN | YES | YES | YES |
| COUNCIL: | BUTCH COOLEY | PRESENT | YES | ABSTAIN | YES | YES | YES |
| COUNCIL: | DAVID OWENS | PRESENT | YES | YES | YES | YES | YES |
| CITY ADMINISTRATOR | BRYAN RICHISON | PRESENT | PARKS DIR: | | SUSIE BOONE | PRESENT | |
| CITY CLERK | TAMMI CASEY | PRESENT | PUBLIC WORKS: | | ED BLATTNER | PRESENT | |
| COM DEV | MARY HOLDEN | PRESENT | TREASURER: | | DAN KROUPA | PRESENT | |
| CITY ATTORNEY | BOB SWEENEY | PRESENT | POLICE DEPT. | | CHIEF SHOCKEY | PRESENT | |

The Public Hearing was called to order by Mayor Counts at 7:00 p.m. City Clerk Tammi Casey made note of those in attendance: Mayor Counts, Crisler, Plunk, McArthur, Freese, Amato, Cooley, Owens, Richison, Casey, Holden, Sweeney, Boone, Blattner, Kroupa and Chief Shockey.

**2015-23, C-4 PLANNED DEVELOPMENT FOR THE ARNOLD FOOD PANTRY,
2024 AND 2048 KEY WEST DRIVE**

Mary Holden informed council that the Arnold Food Pantry is requesting approval of a C-4 Planned Development for 2024 and 2048 Key West. The two properties have operated as commercial ventures for some time. This will simply bring the existing and future uses of the two properties into conformance with our city codes. The Planning Commission held a public hearing at its December 8, 2015 meeting. No one spoke at the public hearing and there was minimal discussion. The Planning Commission is forwarding a recommendation of approval by a vote of 9-0.

COMMENTS FROM PUBLIC AND COUNCIL

NONE


**2015-25, REZONING A PORTION OF PROPERTY FROM R-4 TO M-2, 42
TENBROOK INDUSTRIAL COURT**

Mary Holden informed council that the city is initiating this request to rezone a portion of Metal Container Corporation property from R-4 residential to M-2 Industrial at 42 Tenbrook Industrial Court. ABInBev has given their approval for the City to rezone that portion of the property. Three people spoke against the rezoning voicing concerns about the construction noise, standing water in detention basin and the possibility of building on this portion of the property. These concerns were addressed. After discussion, the Planning Commission held a public hearing at its December 8, 2015 meeting. After discussion at that meeting the Planning Commission is forwarding a recommendation of approval by a vote of 9-0.

COMMENTS FROM PUBLIC AND COUNCIL

NONE

The Public Hearing ended at 7:06 p.m.


City Clerk Tammi Casey, MRCC

**CITY OF ARNOLD
AGENDA ITEM SUMMARY**

AGENDA ITEM
7 A

NAME OF TOPIC/PROJECT: A resolution authorizing the Mayor to execute a contract with the Spencer Contracting Co. to construct concrete street slab replacement improvements for Richardson Road (and possible others) for the City of Arnold.

SUMMARY EXPLANATION: This resolution authorizes the Mayor to execute a contract with the Spencer Contracting Co. to undertake concrete street slab replacement improvements on Richardson Road (and possible others) for the City of Arnold.

RECOMMENDED ACTION: Approval

Why is this action necessary? The Council must approve contracts.

What does this action accomplish? This approval action allows the Spencer Contracting, Co. to undertake the necessary concrete street slab replacement work on Richardson Road (and possible others) for the City of Arnold.

Positive impacts and to whom? The general public who drive Richardson Road on a daily basis.

Negative impacts and to whom? None

ADDITIONAL COMMENTS: Richardson Road is a highly traveled roadway connecting Jeffco Blvd. to I-55 with numerous business developments in between. Many sections of the existing street pavement are structurally deficient and in need of replacement.

SUMMARY OF VENDOR/CONSULTANT/CONTRACTOR

Name: Spencer Contracting Company **Previous city contracts:** yes

Transaction amount: \$380,870.81 **MBE/WBE Participation:** N/A

Transaction type: contract.

Comments: The Spencer Contracting Co. is a qualified and capable contractor able to undertake the street slab replacement work.

SUMMARY OF SELECTION PROCESS

Number of bids: Five (5) **Low bid:** \$380,870.81 **High bid:** \$572,998.00

Comments: The xxxxxx company is a qualified contractor capable of this project undertaking.

SUMMARY OF BUDGET/COST

Budgeted amount: Approximately \$400,000

Additional Funding Required: We would request that the City Council consider providing additional funding as there are other City collector streets in need of slab replacement and exceed the budgeted amount.

RESOLUTION NO: 16-01

A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO A
CONTRACT WITH SPENCER CONTRACTING, INC. TO PROVIDE
CONSTRUCTION SERVICES FOR THE RICHARDSON ROAD (AND
POSSIBLE OTHERS) CONCRETE STREET REPLACEMENT PROJECT
FOR THE CITY OF ARNOLD.

BE IT RESOLVED by the Council of the City of Arnold, Missouri, that the Mayor be, and is hereby authorized to enter into a contract with Spencer Contracting, Inc. to provide construction services for the Richardson Road (and possible others) concrete street replacement project for the City of Arnold.

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

Council Presiding Officer of the City

ATTEST: Mayor Ron Counts

City Clerk Tammi Casey


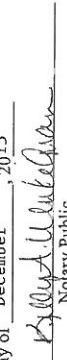
Date: _____

Tim Spencer being duly sworn in oath deposed and states:

- I. That in connection with this procurement,
- a. The prices in this bid have been arrived at independently, without consultation, communication, or agreement, for the purpose of restricting competition as to any matter relating to such prices with any other bidder or with any competitor;
 - b. The prices which have been quoted in this bid have not been knowingly disclosed by the bidder and will not knowingly be disclosed by the bidder prior to opening directly or indirectly to any other bidder; or to any competitor; and
 - c. No attempt has been made or will be made by the bidder to induce any other person or firm to submit or not to submit a bid for the purpose of restricting competition.
- II. The undersigned further states:
- a. He is the person in the bidders' organization responsible within that organization for the decision as to the prices being bid herein and that he has not participated, and will not participate, in any action contrary to (f) (a) through (f) (c) above.
 - b. He is not the person in the bidder's organization responsible within that organization for the decision as to the prices being bid herein but that he has been authorized in writing to act as agent for the persons responsible for such decision in certifying that such persons have not participated, and will not participate, in any action contrary to (f) (a) through (f) (c) above, and as their agent does hereby so certify; and he has not participated, and will not participate in any action contrary to (f) (a) through (f) (c) above.
- III. The Contractor hereby attests to their intent to comply with the American with Disabilities Act. (ADA).
- IV. It is expressly understood that the foregoing statements, representations, and promises are made as a condition to the right of the bidder to receive payment under any award made hereunder.

For Corporations
(Corporate Seal) Spencer Contracting Co.
(NAME, INDICATE IF CORPORATION,
PARTNERSHIP OR SOLE PROPRIETOR)

Vice President
(OFFICE HELD IN BIDDER ORGANIZATION)

ATTEST:  By Tim Spencer
Subscribed and sworn to before me this 15 day of December, 2015

Notary Public


My commission expires on: 1-22-15

Affidavit of Work Authorization

Comes now Tim Spencer (name) as Vice President (office held) first being duly sworn, on my oath, affirm Spencer Contracting Co. (company name) is enrolled and will continue to participate in a federal work authorization program in respect to employees that will work in connection with the contracted services related to **CONCRETE**

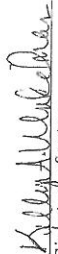
REPLACEMENT PROJECT for the duration of the contract, if awarded in accordance with RSMo Chapter 285.530 (2). I also affirm that Spencer Contracting Co. (company name) does not and will not knowingly employ a person who is an unauthorized alien in connection with the contracted services related to **CONCRETE REPLACEMENT PROJECT** for the duration of the contract, if awarded.

In Affirmation thereof, the facts stated above are true and correct (The undersigned understands that false statements made in this filing are subject to the penalties provided under Section 575.040, RSMo).


Signature Tim Spencer
Printed Name

Vice President
Title
12-15-15
Date

Subscribed and sworn before me the 15 day of December 2015. I am commissioned as a notary public within the county of Jefferson, State of Missouri, and my commission expires on 1-22-18.


Signature of notary 12-15-15
Date

KELLY A. WINKELMAN
Notary Public - Notary Seal
STATE OF MISSOURI
Jefferson County
My Commission Expires Jan. 22, 2018
Commission #14639671

ATTACHMENT A
 BID PROPOSAL FORM
 CITY OF ARNOLD, MISSOURI

CONCRETE STREET REPLACEMENT PROJECT
 TO: CITY OF ARNOLD
 ARNOLD, MISSOURI

Pursuant to and in compliance with your Request for Bids dated December 15, 2015 and the other documents related thereto, the undersigned hereby proposes to furnish all tools, labor, equipment and any/all material plus perform all work necessary for undertaking the **CONCRETE STREET REPLACEMENT PROJECT** as all required by and in strict conformance with the Bid Specifications and addenda No. _____ to _____ inclusive at the unit & lump sum prices listed herein.

UNIT PRICES


- Item No. 1 Breakout, remove, form, and pour designated 8 inch depth street pavement with High-Early design concrete mix.
 (\$ 51.12) X 5,413 sq. yds. = \$ 276,712.56
- Item No. 2 Breakout, remove, form, and pour designated 6 inch depth street pavement with six (6) sack design concrete mix.
 (\$ 50.-) X 1 sq. yds. = \$ 50.-
- Item No. 3 Provide electronic message board signs (2 each) for display at Richardson Road & Arnold-Tenbrook 10 days prior to slab replacement work and all other traffic control measures as required.
 (\$ 4200.-) Lump Sum = \$ 4200.-
- Item No. 4 Provide all necessary traffic control measures and other miscellaneous work to provide a complete job.
 (\$ 3888.00) Lump Sum = \$ 3888.00
- Item No. 5 Limestone Granular Fill - 1" clean crushed rock for slab subgrade areas as required.
 (\$ 38.79) X 1,000 Tons = \$ 38,790.00
- Item No. 6 Breakout, remove, form, and pour (with appropriate concrete mix) designated 6 inch height vertical curb.
 (\$ 33.15) X 635 Lin. Ft. = \$ 21,050.25

- Item No. 7 Breakout, remove, form, and pour curb inlet sumps (with appropriate concrete mix)
(\$ 68.00) X 15 sq. yds. = \$ 1020.00
- Item No. 8 Undertake all necessary full pavement depth saw cutting (saw cutting as needed) as required
(\$ 3.92) X 8,000 lin. ft. = \$ 31,360.00
- Item No. 9 Undertake all necessary work to install City provided underdrain perforated pipe with filter fabric on Richardson Road as directed by the City. Contractor to provide all rock aggregate, do all trenching, verify drain slope, make connection to existing storm sewer, and any other miscellaneous work.
(\$ 30.00) X 100 lin. Ft. = \$ 3000.00

Total (Items 1-9) = \$ 380870.01

BID ALTERNATE UNIT PRICES

- A Breakout, remove, form, and pour designated 8 inch depth street pavement with six (6) sack design concrete mix.
\$ 50.- / per. Square Yard.
- B Breakout, remove, form and pour designated 6 inch depth street pavement with High-Early design concrete mix.
\$ 50.- / per. Square Yard.
- C. Remove and replace below specified excavated depth and remove and replace below specified excavated depth an additional 12 inch depth and replace with three (3) to four (4) inch size crushed rock graded and rolled compacted
\$ 20.30 / Square Yard.
- D. Remove and replace below specified excavated depth and additional 18 inch depth and replace with six (6) to eight (8) inch size crushed rock graded and rolled compacted.
\$ 29.50 / Square Yard.
- E. MSD Class A rock excavation.
\$ 150.- / Cubic Yard.
- F MSD Class B rock excavation.
\$ 150.- / Cubic Yard
- G. Hand excavation for yard sprinklers and irrigation systems as authorized by the City.
\$ 18.00 per lineal ft.

NAME OF BUSINESS Spencer Contracting Co.
(If an individual)
SIGNATURE OF BIDDER _____
BUSINESS ADDRESS _____
TELEPHONE NO. _____
(If Co-partnership)
FIRM NAME _____
SIGNATURE _____
BUSINESS ADDRESS _____
TELEPHONE NO. _____
(If a Corporation)
CORPORATE NAME Spencer Contracting Co.
SIGNATURE 
BUSINESS ADDRESS 3073 Arnold Tenbrook Road, Arnold, MD 63010
TELEPHONE NO. 314-843-5166

Contractor is to provide at least three (3) references (Names and Telephone Numbers)

See attached
Name _____ Phone Number _____

Name _____ Phone Number _____

Name _____ Phone Number _____

STATE OF MISSOURI)
) ss
COUNTY OF Jefferson)

OSHA AFFIDAVIT

Before me, the undersigned Notary Public, personally came and appeared Tim Spencer
(NAME-PRINTED)

Vice President of Spencer Contracting Co.
(POSITION) (NAME OF COMPANY)

(a corporation) (a partnership) (a proprietorship) and, after being duly sworn, did depose and say that all provisions and requirements set out in Section 292.675, Missouri Revised Statutes, pertaining to the 10-hour OSHA construction safety training of workmen employed on public works projects have been fully satisfied and there has been no exception to the full and complete compliance with said provisions and requirements. The referenced OSHA training is necessary in carrying out the contract and work in connection with **CONCRETE REPLACEMENT PROJECT** at the City of Arnold in Jefferson County, Missouri. Said training of all project workmen has been or will be undertaken within 60 days of commencement of construction of the project. The Contractor is to provide to the City copies of OSHA certifications cards of each project workman.


(SIGNATURE)

Subscribed and sworn to before me this 15th day of December, 2015


Notary Public

My commission expires on: 1-22-18

KELLY A. WINKELMAN
Notary Public - Notary Seal
STATE OF MISSOURI
Jefferson County
My Commission Expires Jan. 22, 2018
Commission #14639671

RESOLUTION NO. 16-02

A RESOLUTION RE-APPOINTING FRANK KUTILEK, DEL WILLIAMS,
AND ANDREW SUTTON TO THE
PLANNING COMMISSION FOR A FOUR-YEAR TERM

BE IT RESOLVED by the Council of the City of Arnold, Missouri, that Frank Kutilek, Del Williams and Andrew Sutton are hereby re-appointed to the Planning Commission to serve a four year term, terminating on December 31, 2019, or until a successor has been appointed and qualified.

Presiding Officer of the City Council

Mayor Ron Counts

ATTEST:

City Clerk Tammi Casey

Date: _____

RESOLUTION NO: 16-03

A RESOLUTION RE-APPOINTING GARY LUEBBERS TO THE
PARKS AND LEISURE SERVICE BOARD FOR A TWO-YEAR TERM

BE IT RESOLVED by the Council of the City of Arnold, Missouri, that Gary Luebbers is hereby re-appointed to the Parks and Leisure Service Board for a two-year term terminating on January 22, 2017 or until a successor has been appointed and qualified.

Presiding Officer of the City Council

Mayor Ron Counts

ATTEST:

City Clerk Tami Casey

Date: _____

January 7, 2016
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RESOLUTION NO. 16-04

A RESOLUTION AUTHORIZING EXECUTION OF AN EASEMENT FOR
1814 MELODY LANE, ARNOLD, MO FOR THE ENCROACHMENT ONTO
THE CITY OF ARNOLD PROPERTY OF A CHAIN LINK AND WOOD
FENCE AND SMALL PORTION OF THE CONCRETE DRIVEWAY

BE IT RESOLVED by the Council of the City of Arnold, Missouri, that the Mayor be and is hereby authorized to execute an Easement for the encroachment onto the City of Arnold property a chain link and wood fence and small portion of the concrete driveway. Said encroachment and easement are more fully described in Exhibit A of the Easement Agreement; and, said Agreement is attached hereto and made a part hereof.

Presiding Officer of the City Council

Mayor Ron Counts

ATTEST:

City Clerk Tammi Casey

Date: _____

December 30, 2016
Z:\CITYDOCS\RESOLUTN\16-04 1814 Melody easement.doc

EASEMENT DEED

This Easement made and entered into this ____ Day of January, 2016 by and between

City of Arnold

whose address is: 2101 Jeffco Blvd. Arnold, MO 63010, as Grantor, and

Wayne A. Stroup , a single person

Grantee's Mailing Address: 1814 Melody Lane, Arnold, MO 63010, as Grantee(s)

Witnesseth, that the said party(ies) of the first part, for and in consideration of the sum of ONE DOLLAR AND OTHER VALUABLE CONSIDERATION - (\$1.00) DOLLARS paid by the said party(ies) of the second part, the receipt of which is hereby acknowledged, do by these presents **GRANT** unto the said party(ies) of the second part,

AN EASEMENT for the following purposes: to create and establish an easement for the use, ingress, egress, maintenance and repair of Concrete Driveway, Chain Link and Wood Fence as shown cross-hatched on the survey by THD Design Group, Inc. and dated December 16, 2015, which is attached and incorporated herein. Said easement is for the benefit of the owners, their heirs and assigns of the property located at 1814 Melody Lane, Arnold, MO 63010, legally described as follows:

Lot 54 of Maxville Meadows Subdivision Three, according to the plat thereof recorded in Plat Book 26 Page(s) 16 of the Jefferson County Records.

The following statement is for recording purposes only and is not considered part of the legal description:

This property is located inside the City limits of Arnold.

Over a part of the following described Real Estate, situated in the County of Jefferson, State of Missouri to wit:

All of Lot Fifty-three (53) of Maxville Meadows Subdivision Three, a subdivision located in Lots fifteen (15) and Sixteen (16) of U.S. Survey 2991, Township 43 North, Range 6 East, as shown by plat on file in the Recorder's Office of Jefferson County, Missouri, in Plat Book 26, page 16.

Known and numbered as: 2101 Jeffco Blvd. Arnold, MO 63010

TO HAVE AND TO HOLD the said **Easement**, together with all rights and appurtenances to the same belonging, unto the said party(ies) of the second part, and to the present and future owners, their heirs and assigns until such time as the use or uses are abandoned or destroyed by more than fifty (50) percent.

IN WITNESS WHEREOF, the said party(ies) of the first part have executed these presents the day and year first above written.

Wayne A. Stroup

City of Arnold

BY: Mayor Ron Counts

State of Missouri

} ss.

County of Jefferson

On this ____ day of January, 2106, before me personally appeared _____ to me personally known, who, being by me duly sworn, did say that he/she is the _____ of City of Arnold, a corporation of the state of Missouri, and that the seal affixed to the foregoing instrument was signed and sealed in behalf of said corporation, by authority of its Board of Directors; and said _____ acknowledged said instrument to be the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, the day and year first above written.

Notary Public

THE BELOW BOX IS USED FOR NOTARY EXPIRATION AND NOTARY SEAL OR STAMP ONLY

My commission expires:

State of Missouri

} ss.

County of Jefferson

On this ____ day of January, 2016, before me personally appeared
Wayne A. Stroup , a single person

To me known to be the person or persons described in and who executed the foregoing instrument, and
acknowledged that he/she/they executed the foregoing instrument, and acknowledged that
he/she/they executed the same as his/her/their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and
State aforesaid, the day and year first above written.

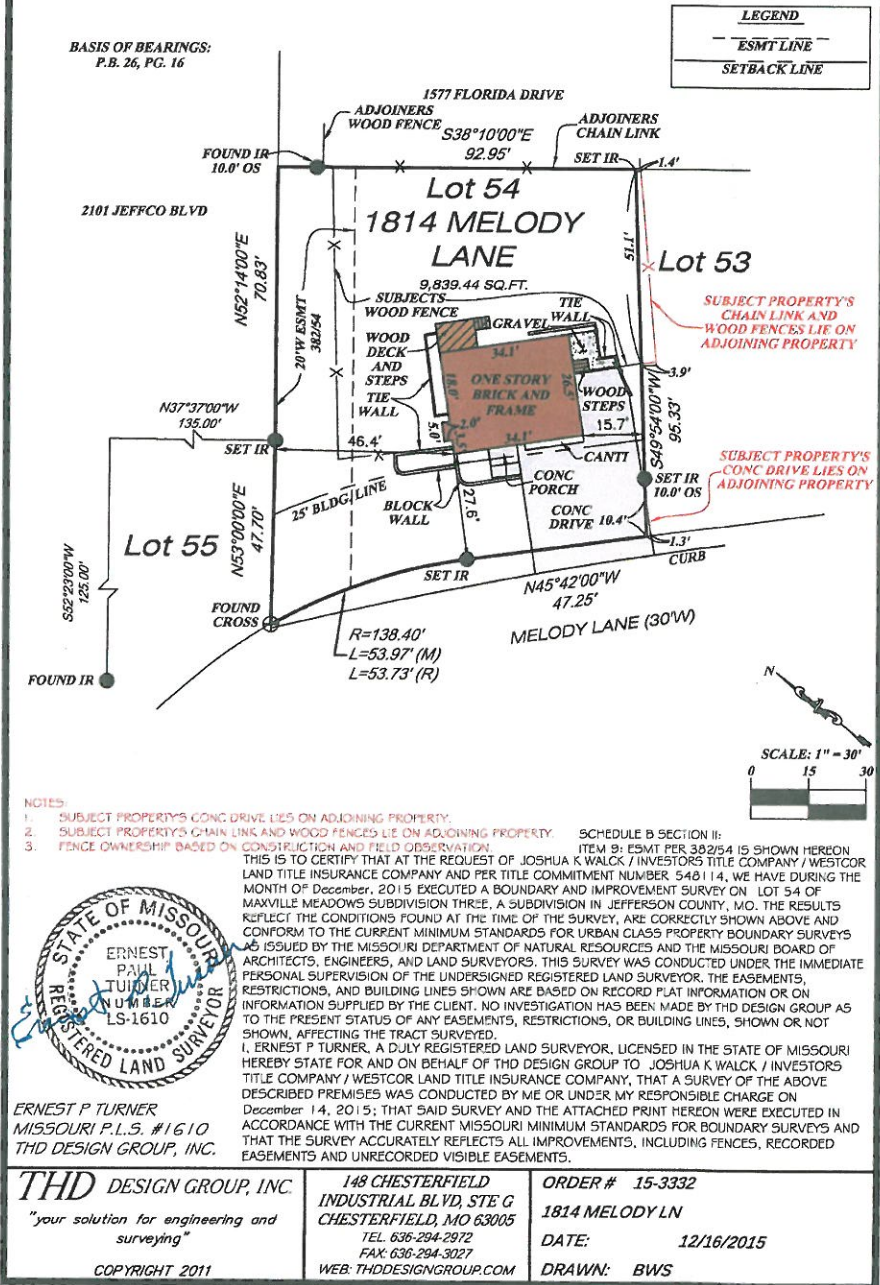
Notary Public

THE BELOW BOX IS USED FOR NOTARY EXPIRATION AND NOTARY SEAL OR STAMP ONLY

My commission expires:

Exhibit A

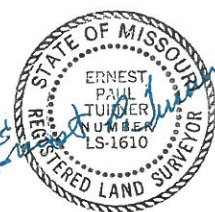
BOUNDARY AND IMPROVEMENT SURVEY LOT 54 OF MAXVILLE MEADOWS SUBDIVISION THREE, A SUBDIVISION RECORDED IN PLAT BOOK 26 PAGE(S) 16, JEFFERSON COUNTY, MO



BASIS OF BEARINGS:
P.B. 26, PG. 16

| LEGEND | |
|--------|--------------|
| --- | ESMT LINE |
| --- | SETBACK LINE |

- NOTES:
- SUBJECT PROPERTY'S CONC DRIVE LIES ON ADJOINING PROPERTY.
 - SUBJECT PROPERTY'S CHAIN LINK AND WOOD FENCES LIE ON ADJOINING PROPERTY.
 - FENCE OWNERSHIP BASED ON CONSTRUCTION AND FIELD OBSERVATION.



ERNEST P. TURNER
MISSOURI P.L.S. #1610
THD DESIGN GROUP, INC.

SCHEDULE B SECTION II:
ITEM 9: ESMT PER 302/54 IS SHOWN HEREON
THIS IS TO CERTIFY THAT AT THE REQUEST OF JOSHUA K. WALCK / INVESTORS TITLE COMPANY / WESTCOR LAND TITLE INSURANCE COMPANY AND PER TITLE COMMITMENT NUMBER 548114, WE HAVE DURING THE MONTH OF December, 2015 EXECUTED A BOUNDARY AND IMPROVEMENT SURVEY ON LOT 54 OF MAXVILLE MEADOWS SUBDIVISION THREE, A SUBDIVISION IN JEFFERSON COUNTY, MO. THE RESULTS REFLECT THE CONDITIONS FOUND AT THE TIME OF THE SURVEY, ARE CORRECTLY SHOWN ABOVE AND CONFORM TO THE CURRENT MINIMUM STANDARDS FOR URBAN CLASS PROPERTY BOUNDARY SURVEYS AS ISSUED BY THE MISSOURI DEPARTMENT OF NATURAL RESOURCES AND THE MISSOURI BOARD OF ARCHITECTS, ENGINEERS, AND LAND SURVEYORS. THIS SURVEY WAS CONDUCTED UNDER THE IMMEDIATE PERSONAL SUPERVISION OF THE UNDERSIGNED REGISTERED LAND SURVEYOR. THE EASEMENTS, RESTRICTIONS, AND BUILDING LINES SHOWN ARE BASED ON RECORD PLAT INFORMATION OR ON INFORMATION SUPPLIED BY THE CLIENT. NO INVESTIGATION HAS BEEN MADE BY THD DESIGN GROUP AS TO THE PRESENT STATUS OF ANY EASEMENTS, RESTRICTIONS, OR BUILDING LINES, SHOWN OR NOT SHOWN, AFFECTING THE TRACT SURVEYED.
I, ERNEST P. TURNER, A DULY REGISTERED LAND SURVEYOR, LICENSED IN THE STATE OF MISSOURI HEREBY STATE FOR AND ON BEHALF OF THD DESIGN GROUP TO JOSHUA K. WALCK / INVESTORS TITLE COMPANY / WESTCOR LAND TITLE INSURANCE COMPANY, THAT A SURVEY OF THE ABOVE DESCRIBED PREMISES WAS CONDUCTED BY ME OR UNDER MY RESPONSIBLE CHARGE ON December 14, 2015; THAT SAID SURVEY AND THE ATTACHED PRINT HEREON WERE EXECUTED IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR BOUNDARY SURVEYS AND THAT THE SURVEY ACCURATELY REFLECTS ALL IMPROVEMENTS, INCLUDING FENCES, RECORDED EASEMENTS AND UNRECORDED VISIBLE EASEMENTS.

| | | |
|--|--|---|
| THD DESIGN GROUP, INC. "your solution for engineering and surveying" COPYRIGHT 2011 | 148 CHESTERFIELD INDUSTRIAL BLVD, STE G CHESTERFIELD, MO 63005 TEL. 636-294-2972 FAX: 636-294-3027 WEB: THDDESIGNGROUP.COM | ORDER # 15-3332 1814 MELODY LN DATE: 12/16/2015 DRAWN: BWS |
|--|--|---|

RESOLUTION: 16-05

A RESOLUTION AUTHORIZING THE ACCEPTANCE OF A
CERTAIN PROPERTY

BE IT RESOLVED by the City Council of the City of Arnold, Missouri, that the City of Arnold, Missouri hereby accepts certain property by general warranty deed and execute all title documents memorializing the donation of a certain parcel of property located within the corporate limits of the City of Arnold, Missouri. Said general warranty deed, which more fully describes said parcel is attached hereto and made a part hereof this Resolution as Exhibit A. Said Title documents are attached hereto and made a part hereof this Resolution as Exhibit B.

Mayor Ron Counts

ATTEST:

City Clerk Tammi Casey

Date: _____

December 29, 2015

GENERAL WARRANTY DEED

THIS DEED, Made and entered into this ____ day of December, 2015, by and between **GRANTOR**, JACQUELINE L. HEIMOS, a single person, and the surviving spouse and sole heir of NORMAN HEIMOS, of the County of St. Louis, State of Missouri, and **GRANTEE**, THE CITY OF ARNOLD, MISSOURI, of the County of Jefferson, State of Missouri (Grantee's mailing address: 2101 Jeffco Blvd., Arnold, MO 63010).

WITNESSETH, that the Grantor, for and in consideration of the sum of One Dollar and other valuable considerations paid by the Grantee, the receipt of which is hereby acknowledged, does by these presents, GRANT, BARGAIN AND SELL, CONVEY AND CONFIRM unto the Grantee, the following-described Real Estate, situated in the County of Jefferson, State of Missouri, to-wit:

See EXHIBIT "A", attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the same, together with all rights and appurtenances to the same belonging, unto the Grantee, and to the heirs and assigns of such party forever.

The Grantor hereby covenanting that said party and the heirs, administrators, executors and assigns of such party, shall and will WARRANT AND DEFEND the title to the premises unto the Grantee, and to the heirs and assigns of such party forever, against the lawful claims of all persons whomsoever, excepting, however, the general taxes for the calendar year 2016 and thereafter, and special taxes becoming a lien after the date of this deed.

IN WITNESS WHEREOF, the Grantor has set her hand the day and year first above written.

JACQUELINE L. HEIMOS, Grantor

EXHIBIT "A"

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF JEFFERSON AND STATE OF MISSOURI, TO-WIT:

ALL OF LOTS TWENTY-THREE (23), TWENTY-FOUR (24), TWENTY-FIVE (25), TWENTY-SIX (26), AND TWENTY-SEVEN (27), OF MRS. A.T. HARRIS' SUBDIVISION OF THE NORTH PART OF LOT NO. THIRTY-NINE AND FORTY-FOUR, OF THE SUBDIVISION OF U.S. SURVEY 2991, TOWNSHIP 43, RANGES 5 AND 6 EAST, AS SHOWN BY PLAT ON FILE IN THE RECORDER'S OFFICE OF JEFFERSON COUNTY, MISSOURI.

LESS AND EXCEPTION THEREFROM THAT PART OF SAID REAL ESTATE CONVEYED TO THE STATE OF MISSOURI FOR HIGHWAY PURPOSES.

TAX ID NO: 01-5.0-21.0-1-002-007

BEING THE SAME PROPERTY CONVEYED BY WARRANTY DEED:

GRANTOR: BARBARA V. STRAHER
GRANTEE: NORMAN HEIMOS
DATED: 08/11/1954
RECORDED: 08/13/1954
BOOK-PAGE/DOC#: 266-399

PURCHASER'S STATEMENT

Date: December 29, 2015

GFNo: 1506838

Sale From: Jacqueline L. Heimos, a single person
191 Heimos Dr.
St. Louis, MO 63129

To: The City of Arnold

Property: Lot 23-27 of ANNA T HARRIS 2, according to the plat thereof recorded in Plat Book Page(s) of the Jefferson County Records.
Arnold, MO 63010

Purchase Price.....

Plus: Charges

Total Charges.....\$0.00
Gross Amount Due By Purchaser.....\$0.00

Less: Credits

Total Credits.....\$0.00
Balance Due by Purchaser.....\$0.00

Purchaser understands the Closing or Escrow Agent has assembled this information representing the transaction from the best information available from other sources and cannot guarantee the accuracy thereof. The lender involved may be furnished a copy of this statement.

Purchaser understands that tax and insurance prorations and reserves were based on figures for the preceding year or supplied by others or estimates for the current year, and in the event of any change for current year, all necessary adjustments must be made between Purchaser and Seller direct.

The undersigned hereby authorizes Old Republic Title Company of St. Louis to make expenditure and disbursements as shown above and approves same for payment. The undersigned also acknowledges receipt of Loan Funds, if applicable, in the amount shown above and a receipt of a copy of this Statement

Old Republic Title Company of St. Louis

The City of Arnold

By _____
Annie Tubbe

By, _____

Old Republic Title Company of St. Louis, Inc.

Affidavit

STATE OF MISSOURI

COUNTY OF ST. LOUIS

On December 29, 2015, before me personally appeared the Purchaser(s) and Seller (s) of the following property in the Jefferson County, State of Missouri:

All of Lots 23, 24, 25, 26 and 27 of Mrs. A.T. Harris' Subdivision of the North part of Lot No. 39 and 44, of the Subdivision of U.S. Survey 2991, Township 43, Ranges 5 and 6 East, as shown by plat on file in the Recorder's Office of Jefferson County, Missouri, excepting therefrom that part conveyed to the State of Missouri for highway purposes.

And that both Purchaser(s) and Seller(s) know of their own personal knowledge that no fee or commission is due any licensed real estate broker, real estate sales person or state certified real estate appraiser, pursuant to the provisions of The Commercial Real Estate Brokers and State Certified Real Estate Appraisers Lien Act.

Buyer:
The City of Arnold

By
Its

Subscribed and sworn to before me the day and year above written.

My commission expires: _____

Notary Public

**BUYER'S BORROWER'S FINAL AFFIDAVIT
(CORPORATE)**

STATE OF: MISSOURI

ORDER #: 1506838

COUNTY OF St. Louis

PROPERTY ADDRESS:
Arnold, MO 63010

On this 29th day of December, 2015, before me personally appeared the undersigned officer of The City of Arnold, a Corporation, who being duly sworn according to law and intending to be legally bound, deposes and says:

1. The undersigned officer of said Corporation is authorized to execute this affidavit, has the ability to execute all instruments necessary to purchase and mortgage the property pursuant to the action of the Officers and Board of Directors and is of full legal age and in every respect competent to certify to the statements contained herein.
2. The Corporation is incorporated in the State of Missouri, its Corporate charter has not been revoked and the Corporation is in good standing and there are no provisions in the Corporation's Articles of Incorporation or By-Laws which in any way impede the Corporation's ability to convey the property in question.
3. There is no purchase money obligation or other financing being created in this transfer not already disclosed to the Company.
4. The present transaction is not made for the purpose of hindering, delaying or defrauding any creditors and does not come within the provisions of Bankruptcy or Insolvency Acts
5. **ARBITRATION AGREEMENT.** In the event that a dispute arises from the closing of this transaction, including but not limited to document production, and charges for premiums and/or service or other fees ("Closing Dispute"), OLD REPUBLIC may offer to settle the Closing Dispute through informal negotiation. If the Closing Dispute is not settled or resolved in 30 days either party may seek to submit the Closing Dispute to binding arbitration. You are expressly waiving the right to litigate (or participate in, as a party or class member) all Closing Disputes in court before a judge or a jury. Instead, all Closing Disputes will be resolved before a neutral arbitrator, agreed to by the parties, whose decision will be final except for a limited right of appeal under the Federal Arbitration Act. The parties will submit to individual binding arbitration pursuant to the American Arbitration Association ("AAA") Rules. (For more information go to www.adr.org.) Arbitration shall take place in the county in which the transaction took place, or a location mutually agreed upon by the parties. For Closing Disputes of \$1,500.00 or less, you may choose to arbitrate either (1) in person, (2) by telephone or (3) based only on submitted documents. The arbitrator may award equitable and/or compensatory relief, but YOU AGREE TO WAIVE ANY CLAIM FOR PUNITIVE DAMAGES. YOU AGREE TO BRING ANY CLOSING DISPUTE IN YOUR INDIVIDUAL CAPACITY, AND WAIVE THE RIGHT TO ACT AS A REPRESENTATIVE OR CLASS MEMBER OF ANY PURPORTED CLASS OR REPRESENTATIVE PROCEEDING. YOU FURTHER AGREE THAT ANY CLOSING DISPUTE WILL NOT BE JOINED OR CONSOLIDATED WITH ANY OTHER CLAIMS. IF THE

CLOSING DISPUTE IS ARBITRATED, OLD REPUBLIC WILL PAY ALL OF YOUR FILING, AAA AND ARBITRATOR'S FEES. EITHER PARTY MAY MAKE A REASONABLE WRITTEN OFFER TO SETTLE THE CLAIM. IF YOU REJECT OLD REPUBLIC'S OFFER AND YOU ARE AWARDED AN AMOUNT GREATER THAN OLD REPUBLIC'S LAST WRITTEN OFFER, OLD REPUBLIC WILL PAY YOUR ATTORNEY'S FEES, IF ANY, IN ADDITION TO THE OTHER FEES SET FORTH ABOVE.

A "Closing Dispute" does NOT INCLUDE a claim that would be covered under a title policy, closing protection letter, closing services letter, or insured closing letter.

Notice to either party shall be made by providing a written statement that sets forth your name, address and contact information, the facts of the Closing Dispute and what you are requesting, and shall be delivered by certified mail to BUYER/BORROWER at OLD REPUBLIC at Old Republic National Title Insurance Company, Attn: Arbitration of Closing Dispute, 400 Second Avenue South, Minneapolis, MN 55401-2499 or 11960 Westline Industrial Drive, Suite 230, St. Louis, MO 63146-3212.

6. **RECEIPT OF COMMITMENT.** BUYER/BORROWER acknowledges having received and reviewed a copy of the Commitment for Title Insurance issued in connection with the above-referenced transaction and hereby acknowledge that they have been given the right to review the documents described therein, and understands that the Owner's Policy of Title Insurance issued to BUYER/BORROWER will contain the exceptions set forth in the Commitment, together with any additional exceptions to title resulting from the documents involved in this transaction.

7. **ERRORS AND OMISSIONS.** In the event that any of the documents prepared in connection with closing of this transaction contain errors which misstate or inaccurately reflect the true and correct terms, conditions and provisions of this closing, and the inaccuracy or misstatement is due to a clerical error or to a unilateral mistake on the part of OLD REPUBLIC, or to a mutual mistake on the part of OLD REPUBLIC and/or the SELLER, the undersigned agree to execute, in a timely manner, such correction documents as OLD REPUBLIC may deem necessary to remedy such inaccuracy or misstatement.

This affidavit is made for the purpose of aiding OLD REPUBLIC TITLE COMPANY OF ST. LOUIS, INC. in determining the marketability and insurability of title to the property, and to induce the Company to issue its policies of title insurance, and the affiant states that the foregoing statements are true and correct to the best of affiant's knowledge and belief.

The City of Arnold

By: _____

Name: _____

Title: _____


SUBSCRIBED AND SWORN before me, this 29th day of
December, 2015.

Federal I.D. No.: 491-34-3687

Notary Public

Issued through the Office of:
Old Republic Title Company of St. Louis, Inc.
620 North McKnight Road
St. Louis, MO 63132-4911
Phone: (314) 983-0300

OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY
A Stock Company
400 Second Avenue South, Minneapolis, Minnesota 55401
(612) 371-1111


Authorized Signatory

By  President
Attest  Secretary

DEPOSITORY INSTRUCTIONS/AUTHORIZATION

Ref: Closing file #1506838

In order to facilitate the closing of the above file, the Undersigned (also referred to as "You" or "Your") does hereby authorize and direct Old Republic Title Company of St Louis, Inc. ("Escrow Agent") to deposit the funds received from You ("Your Funds") on Your behalf into a bank account ("Escrow Account"). The account shall be in the Escrow Agent's name and will also contain similar deposits from other customers conducting real estate transactions.

In order to help keep settlement costs low, Escrow Agent may arrange for the bank to provide it with a number of services at a reduced rate or at no charge and/or may arrange to earn interest on the Escrow Account balance. Interest earned, if any, shall be paid to Escrow Agent. In no event will any such arrangement restrict or limit in any way the disbursement of Your Funds in accordance with the instructions given by You, Your HUD-1 Settlement Statement or Your Closing Statement.

Alternatively, if You expect Your Funds will be held in the Escrow Account for a period of time prior to disbursement, You may elect to have interest paid to You by segregating Your Funds into a separate interest-bearing account in Escrow Agent's name for Your benefit. A special arrangement for this type of account has been established with a local bank. To make this election, contact the Escrow Agent at the number listed below to obtain the necessary forms to be completed (Instruction Form and IRS Form W-9) A fee of \$50.00 will be collected by the Escrow Agent as compensation for processing the documentation, transferring the funds, maintaining the audit/reconciliation records and coordinating the tax documentation.

It is important that You consider the additional costs involved with segregating Your Funds because these costs could exceed the interest You earn. To help You estimate the approximate amount of interest You may earn on a segregated account, attached are sample calculations at various interest rates. If You should have any questions or are interested in the initial interest rate currently being offered on segregated accounts, please contact the Escrow Agent at the number listed below. The actual interest rate will fluctuate periodically with market conditions and may change prior to or during the time Your account is open.

If You elect to segregate Your Funds into an interest bearing account in Your name, You must contact the Escrow Agent and request and complete an Instruction Form and an IRS Form W-9.

If You elect to direct the Escrow Agent to deposit Your Funds into the Escrow Account please sign below. By signing below, You are acknowledging Your agreement to the terms and procedures described above.

BUYERS:

The City of Arnold

By
Its

SELLERS:

Jacqueline L. Heimos

Old Republic Title Company of St. Louis
12 Ronnie's Plaza
St. Louis, MO 63126
Phone: 314-843-8686

SAMPLE CALCULATIONS OF INTEREST

1. **ASSUME:** \$1,000 will be held for 5 days prior to disbursement and current interest rates are 1%
CALCULATION: $\$1,000 * 5/365 * .01 = \$.14$
2. **ASSUME:** \$1,000 will be held for 5 days prior to disbursement and current interest rates are 3%
CALCULATION: $\$1,000 * 5/365 * .03 = \$.41$
3. **ASSUME:** \$1,000 will be held for 5 days prior to disbursement and current interest rates are 5%
CALCULATION: $\$1,000 * 5/365 * .05 = \$.68$
4. **ASSUME:** \$1,000 will be held for 10 days prior to disbursement and current interest rates are 7%
CALCULATION: $\$1,000 * 5/365 * .07 = \$.96$



December 29, 2015

No Survey Letter

We, the undersigned buyers, hereby request no survey ordered or completed for the closing on Arnold, MO 63010

. We fully understand and accept that our owner's title policy will not have survey coverage.

The City of Arnold

By
Its



City of Arnold
Susie Boone, Director of Parks
and Recreation
1695 Missouri State Road
Arnold, MO 63010

Date: January 2, 2016

To: Mayor, City Council, City Treasurer and City Adm.

From: Susie Boone, Director of Parks and Recreation

Subject: Grass cutting services

Bids were submitted for the purpose of maintaining parks, out lots, right of ways, etc.. Within the City. The Parks Department and Public Works Department are recommending M & R Landscaping (low bid) be awarded this service.

Please contact me if you have any concerns or questions.

RESOLUTION NO: 16-06

A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO A
CONTRACT WITH M & R LANDSCAPING

BE IT RESOLVED, by the Council of the City of Arnold, Missouri, that the Parks and Recreation Department and Public Works, is hereby authorized to accept BID of M & R Landscaping for grass cutting services for 2016.

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

Presiding Officer of the City Council

Mayor Ron Counts

ATTEST:

City Clerk Tammi Casey

Date: _____



Dear Prospective Client,

M&R Landscaping LLC was founded January 2015 by Zachary Rost and Robert Menning and is located in Arnold, MO. Although it is a young company, fifteen years of combined experience in both commercial and residential service was achieved before the decision was made to split from another company and open our own establishment.

In May 2015 M&R bought out Firehouse Cuts of Eureka, MO doubling our list of satisfied clients. We strive on a daily basis and pride ourselves by providing honest, high quality dependable service.

Equipment maintenance on a weekly schedule is also a top priority, this helps us be dependable to better serve our clients.

We greatly appreciate the opportunity to place a bid for the city of Arnold, as this is our hometown with deep roots of attachment. We will take great pride in helping to keep our community looking top shape.

Sincerely,

M&R Landscaping LLC
3343 Dana Dr.
Arnold Mo, 63010

m.r.landscapingllc@gmail.com

Zach Rost
314-856-3532
Robert Menning
314-550-9316

M&R Landscaping LLC

2015 Equipment List



2005 Ford F-350

2005 GMC Sierra

1990 GMC 3500

2014 Arising 16' Enclosed Trailer

2008 12' Utility Trailer

2015 Snapper Pro 61" Zero Turn (pending purchase)

2014 Snapper Pro 52" Walkbehind (w/Velke)

2005 Ferris 52" Walkbehind (w/Velke)

2014 Ferris 36" Walkbehind (w/Velke)

2000 Ransome Bobcat 36" Walkbehind

3- Commercial backpack blowers (Stihl and Redmax)

3- Commercial Straightshaft Trimmers (Redmax)

2- Pushmowers 21"



References for
M&R LANDSCAPING LLC

Diane Bast-Berberich

Owner

Al's Automotive
2804 E. Springview Dr.
Imperial, Mo 63025
314-479-6939

James Palmer

Property Manager

Renter's First Choice
4409 Meramac Bottom Rd.
St. Louis, MO 63129
314-255-3754

Karen Spencer

Home Owner

103 Kilarney Dr.
Barnhart, MO 63012
314-799-5409

Janet Fogelbach

Owner

Metropolitan Electric
8775 Metropolitan Blvd.
Pevely, MO 63070
314-393-7424

**Exhibit A
BID PROPOSAL**

DATE: 12-9-15

City of Arnold
2101 Jeffco Boulevard
Arnold, Missouri 63010

Mayor and City Council Members:

In accordance with the advertisement inviting Bids for the mowing of city property, the City of Arnold, Missouri, subject to the conditions and requirements of the Contract, any Specifications including Addenda Nos. N/A, N/A and N/A, hereto attached, which so far as they relate to the Bid, are made a part of it, the undersigned herewith proposes to begin the specified work within ten (10) days after receipt of notice to proceed, for the following unit prices:

Section A:

Properties to be Maintained

Price per Cut

| | |
|-----------------------|----------------|
| 1822 Melody Lane | \$ <u>10</u> |
| 1846 - 48 Melody Lane | \$ <u>15</u> |
| 1854 - 56 Melody Lane | \$ <u>15</u> |
| 1862 - 64 Melody Lane | \$ <u>15</u> |
| 1901 Melody Lane | \$ <u>5</u> |
| 1902 Melody Lane | \$ <u>5</u> |
| 1906 Melody Lane | \$ <u>5</u> |
| 1727 Melody Lane | \$ <u>10</u> |
| 1839 Melody Lane | \$ <u>5</u> |
| 1907 Key West | \$ <u>7.50</u> |
| 1911 Key West | \$ <u>7.50</u> |
| 1919 Key West | \$ <u>7.50</u> |
| 1923 Key West | \$ <u>7.50</u> |
| 1927 Key West | \$ <u>7.50</u> |
| 1931 Key West | \$ <u>7.50</u> |
| 1937 Key West | \$ <u>7.50</u> |
| 1665 Big Bill Road | \$ <u>10</u> |
| Keller Drive | \$ <u>30</u> |

Section C:

Public Works Department Properties to be Maintained* **Price per Cut**

*Grass cutting for Section C would be no more than once every two weeks with a longer cycle during the hot dry summer months at the discretion on the Public Works Department.

| | |
|---|-------------------|
| Manufacturer's Dr. near Starling Airport Rd. | \$ <u>20</u> |
| 800 Edgewood (field across street) | \$ <u>10</u> |
| ✓ Arnold Tenbrook at Tony | \$ <u>5</u> |
| Arnold Tenbrook at Willow | \$ <u>5</u> |
| Arnold Tenbrook sidewalk (Willow to Fox Ridge) | \$ <u>20</u> |
| 2536 Willow (wedge area across street) | \$ <u>15</u> |
| Arnold Tenbrook at New Haven (in front) | \$ <u>10</u> |
| 2519 New Haven | \$ <u>5</u> |
| Arnold Tenbrook from Fox Ridge to Willow Dr. | \$ <u>20</u> |
| ✓ Arnold Tenbrook from Fox Ridge to Jeffco Blvd. | \$ <u>25</u> |
| Michigan Ave. from Church Rd. to Best Auto gravel lot | \$ <u>25</u> |
| Ozark Rd. to Stardust Crt. Off Church Rd. | \$ <u>15</u> |
| Stardust Crt. At Church Rd. (wedge area) | \$ <u>10</u> |
| Astra Way at 141 | \$ <u>30</u> |
| Friar Tuck Dr. to Londell Rd. along Astra Way | \$ <u>10</u> |
| Mo. State Rd. from roundabout towards Londell Rd. | \$ <u>15</u> |
| Church Rd. at Old Lemay Ferry (across from church) | \$ <u>10</u> |
| Old Lemay Ferry by Pomme Bridge | \$ <u>5</u> |
| Richardson Rd. at Old Lemay Ferry (wedge area) | \$ <u>10</u> |
| Richardson Rd. at 90 degree turn at Elms Glen Rd. | \$ <u>5</u> |
| 3265 Richardson Rd. (across from) | \$ <u>5</u> |
| Arnold Tenbrook to Pomme Bridge (both sides of road) | \$ <u>25</u> |
| Arnold Tenbrook near Telegraph Rd. | \$ <u>30</u> |
| Old Lemay Ferry Rd. at Strawberry Ridge Dr. (heading North along Old Lemay Ferry Rd.) | \$ <u>30</u> |
| Total Section C | \$ <u>360</u> |
| Total All Sections | \$ <u>2437.50</u> |

The undersigned has examined the Specifications for, and the locations of, the project and has satisfied self as to the work to be done and the conditions under which it must be carried out.

NAME OF BUSINESS _____

(If an Individual)
SIGNATURE OF BIDDER _____

BUSINESS ADDRESS _____

TELEPHONE NO. _____

(If Co-Partnership)
FIRM NAME M&R LANDSCAPING LLC

SIGNATURE JR Beeth D

BUSINESS ADDRESS 3343 DANA DR. ARNOLD, MO

TELEPHONE NO. 314-550-9316

(If a Corporation)
CORPORATE NAME _____

SIGNATURE _____

BUSINESS ADDRESS _____

TELEPHONE NO. _____

Grass Cutting (Parks / ROW)

3 bids received

Bid opening: December 11, 2015 10:00 a.m.

Tammj Casey, Charlie Allen, Dave Crutchley, Ray Dornseif, James Pogorzelski, Deb Lewis

| Contractor | Location | Price per Cut | | | Total All Sections |
|-------------------|------------|---------------|-----------|-----------|-----------------------|
| | | Section A | Section B | Section C | |
| 1 Precision Turf | Fenton, MO | 2,735.00 | 850.00 | 1,190.00 | 4,775.00 |
| 2 RG Lawn Care | Arnold, MO | 1,305.00 | 875.00 | 310.00 | 2,490.00 |
| 3 M&R Landscaping | Arnold, MO | 1,127.50 | 950.00 | 360.00 | 2,437.50 |
| 4 | | | | | |
| 5 | | | | | |
| 6 | | | | | |
| 7 | | | | | |
| 8 | | | | | |
| 9 | | | | | |
| 10 | | | | | |