

**REGULAR MEETING OF THE BOARD OF ALDERMAN OF
THE CITY OF FAYETTE, MISSOURI
TUESDAY, DECEMBER 10, 2024**

CALL TO ORDER

The regular meeting of the Board of Aldermen of the City of Fayette was called to order at 6:00 p.m., December 10, 2024 by Mayor Greg Stidham.

PLEDGE OF ALLEGIANCE

Everyone in the Chamber rose for the Pledge of Allegiance led by Alderwoman Ishmael.

ROLL CALL

Roll Call verified four Board Members present for the meeting.

Responding to the Roll Call: Alderwoman Stephanie Ford, Alderwoman Ronda Gerlt, Alderwoman Michelle Ishmael and Alderwoman Marsha Broadus. Absent: Alderwoman Peggy O'Connell,

ADDITIONS TO AND APPROVAL OF AGENDA

Alderwoman Ishmael motioned to add the following New Business items to the December 10, 2024 Agenda:

- Discussion and/or Approval of increased Engineer Expenses with Great River on the Main Street Sidewalk Project 80/20 Grant with CID covering the 20%.
- Proclamation Honoring the life of Kenneth O'Brian.

Alderwoman Ishmael made a motion to approve the December 10, 2024 agenda as presented with the additions. Alderwoman Ford seconded the motion. Four voting Aye. Nays – none. Motion passed.

APPROVAL OF THE MINUTES OF THE REGULAR MEETING OF THE BOARD OF ALDERMEN HELD ON NOVEMBER 26, 2024

Alderwoman Ford motioned to approve the minutes of the Regular Meeting held November 26, 2024. Alderwoman Broadus seconded the motion. Four voting Aye. Nays – none. Motion passed.

VISITORS

Sonny Conrow – Electric Superintendent

Mr. Conrow requested the Council to consider scheduling a Zoom meeting to review a presentation on the Hometown Grid software. Mr. Conrow will check if it's possible to hold a meeting after working hours to be more accessible for all Council members.

Mr. Conrow discussed the paperwork required to process the reimbursement for the City of Tallahassee. Mr. Conrow mentioned that when providing mutual aid during a storm, the City needs a

separate set of working rules rather than the regular Personnel policy. Attorney Nathan Nickolaus clarified that since it's considered internal procedures, and it doesn't require an ordinance.

CITIZENS PARTICIPATION

Grafton Cook

Mr. Cook addressed item #2 under Old Business, expressing that he is against considering a raise for the Council members. He noted that the current cost to the city for the Council Members is over ten thousand dollars a year and questioned how the City could afford the raise. Mr. Cook considers that serving on the Council is an honor and he is concerned that making the pay so attractive might encourage people to run for the money rather than public service. He urged the Council to table the discussion and revisit it during budget discussions and when decisions have to be made.

Mr. Cook expressed his concern regarding Item #3 under New Business about the implications of connecting city water service without connecting sewer service. He considers that this matter requires extensive study to evaluate if offering one City service without the other would be beneficial to the City in the long term. Mr. Cook urged the Council to table the discussion until a thorough study be done.

CITY STAFF REPORTS

CITY MARSHAL DAVID FORD

Nothing to report.

CITY CLERK MATI ROGERS

Ms. Rogers reported that the Candidate filing started on December 10th, for the 2025 Elections. She also informed the Council that we have received four candidates so far.

CITY ATTORNEY NATHAN NICKOLAUS

Nothing to report.

OLD BUSINESS

1. **DISCUSSION AND / OR APPROVAL OF SEWER WAIVER FOR 308 E. WALNUT**
Alderman Ford motioned to approve the Sewer Waiver request for 308 E. Walnut St. for \$286.15. Alderman Ishmael seconded the motion. Four voting Aye. Nays – none. Motion passed.
2. **DISCUSSION ON UPDATING COUNCIL PAY. PEGGY O'CONNELL TO PRESENT RESEARCH INFORMATION.**
Tabled. Alderman O'Connell absent.

NEW BUSINESS

1. PAY RESOLUTION 2024-25 APPROVING INVOICES FOR PAYMENT.

Aldерwoman Ford motioned to approve Pay Resolution 2024-25, approving invoices for payment and salaries in the total sum of \$337,025.87 which includes, General Fund \$69,312.88, Electric Fund \$188,481.71, Water Fund \$65,355.79, Sewer Fund \$13,875.49. Aldерwoman Broadus seconded the motion. Four voting Aye. Nays – none. Motion passed.

2. DISCUSSION AND APPROVAL OF SEWER WAIVER FOR 809 W DAVIS.

Aldерwoman Ford motioned to approve the Sewer Waiver request for 809 W. Davis St. for \$91.00. Aldерwoman Broadus seconded the motion. Four voting Aye. Nays – none. Motion passed.

3. DISCUSSION AND APPROVAL OF VINCE HILDEBRAND CONNECTING TO CITY WATER AND NO CONNECTION TO THE CITY SEWER LINE.

Mayor Stidham informed the Council that Mr. Hildebrand is concerned that the slope from his property to the manholes is not enough to allow the sewer to drain, and he will need a costly pump system to move the sewer, being a septic tank a more cost-effective option.

According to City Attorney, Mr. Nathan Nickolaus, there is a State Statute that requires connecting to the public sewer when available. He also commented that soil in Missouri is not conducive because it's clay soil, so it doesn't drain like it supposed to, however DNR still allows septic sewer but DNR mandates connection to public sewer if the property is near one.

Mr. Nickolaus stated that if the property owner connects to city water, obligates him to connect to the city sewer. So, Mr. Hildebrand would need a waiver from the city and County not to connect to the city's sewer line and build a septic tank.

Mr. Nickolaus mentioned that creating an "island" disconnected from the sewer could cause future complications to the city.

Discussion was held by the Council members and agreed to ask Mr. Hildebrand for professional information about the slope issue, approval from DNR and the County for a septic system and the actual cost estimates for connecting to the sewer, for the city to consider an exception.

Tabled to get further information.

4. DISCUSSION ON MOVING FORWARD WITH CITY ADMINISTRATOR POSITION.

Aldерwoman Ishmael said that this item has been discussed previously and this position has already been budgeted and she thinks that given the right person, it would be an asset to the community.

Aldерwoman Ishmael made a motion to create a subcommittee to re-evaluate the job description and salary and proceed with the process. Aldерwoman Broadus seconded the motion. Four voting Aye. Nays – none. Motion passed.

The subcommittee was formed by Alderwoman Ishmael, Alderwoman Gerlt, Alderwoman Ford and Electric Superintendent Sonny Conrow.

5. DISCUSSION ON REPLACEMENT OF BUILDING INSPECTOR.

Mayor Stidham suggested that this position should be advertised as a part-time job. Alderwoman Ford suggested posting it on the City's website and Indeed, and leave it open for an independent contractor or an employee.

Alderwoman Ford made a motion to advertise the Building Inspector position. Alderwoman Broadus seconded the motion. Four voting Aye. Nays – none. Motion passed.

6. DISCUSSION AND/OR APPROVAL OF INCREASED ENGINEER EXPENSES WITH GREAT RIVER ON THE MAIN STREET SIDEWALK PROJECT 80/20 GRANT WITH CID COVERING THE 20%

Ms. Deanna Cooper explained that MoDOT made the decision that will be required an endangered species, cultural and historical assessments. Because of the increase of the scope, the engineer has additional expense.

Alderwoman Ford made a motion to approve the increased engineer expenses with Great River on the Main Street Sidewalk Project 80/20 Grant with CID covering the 20%. Alderwoman Broadus seconded the motion. Four voting Aye. Nays – none. Motion passed.

7. PROCLAMATION HONORING THE LIFE AND SERVICE OF KENNETH EARL O'BRIAN.

The proclamation was read by Mayor Greg Stidham.

BOARD OF ALDERMAN COMMENTS & COMMITTEE UPDATE:

Alderwoman Stephanie Ford - East Ward

Nothing to report.

Alderwoman Ronda Gerlt - East Ward

Alderwoman Gerlt thanked Sonny Conrow for working on the outlets in the park. Ms. Gerlt also commented that the city Hall flags need to be taken down and replaced.

Alderwoman Peggy O'Connell - Northwest Ward

Nothing to report.

Alderwoman Michelle Ishmael - Northwest Ward

Alderwoman Ishmael expressed her gratitude to Chief Ford and his team for everything they did during the Downtown Fayette Parade and Festival of Lights. She also thanked Mayor Stidham for opening his home for the Christmas tours.

Additionally, Alderwoman Ishmael suggested adding a clause to the Vendor Application for special events, requiring vendors to clean up their designated areas after the event to prevent hazards such as greasy spots. She proposed the implementation of a deposit to ensure that the cleanup is done.

Alderwoman Marsha Broadus - Southwest Ward

Alderwoman Broadus mentioned that the City needs to do something about loose dogs and cats around the City.

MAYOR’S COMMENTS

- Mayor Stidham announced there will not be a Council meeting on December 24th, 2024, unless there is something that the Council needs to take care of.
- Mr. Stidham commented that Shayla is working on the Christmas party for City employees. The Christmas party will be on December 20th at noon.
- Mr. Stidham also informed that at the Howard County Economic Development meeting, it was announced that there is a new restaurant called LaFayette, that will be opening on the square, in the CMU building.

TO CLOSED SESSION

Alderwoman Broadus motioned to move to closed session at 6:55 p.m. Alderwoman Ford seconded the motion. Four voting Aye. Nays – 0. Motion Passed.

Responding to Roll Call: Alderwoman Ford, Alderwoman Gerlt, Alderwoman Ishmael, Alderwoman Broadus.

Alderwoman Broadus moved to adjourn closed session at 7:20 p.m. and go into open session. Alderwoman Ford seconded the motion. Five voting Aye. Nays – None. Motion passed.

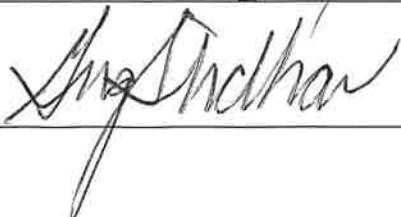
Roll Call Vote: Ayes - Alderwoman Ford, Alderwoman Gerlt, Alderwoman Ishmael, Alderwoman Broadus.

ADJOURNMENT

Alderwoman Ford motioned to adjourn at 7:20 p.m. Alderwoman Gerlt seconded the motion. Four voting Aye. Nays – 0. Motion passed.

Respectfully submitted by:


 _____ Maria Rogers, City Clerk


 _____ Greg Stidham, Mayor