

**REGULAR MEETING OF THE BOARD OF
ALDERMAN OF THE CITY OF FAYETTE,
MISSOURI
TUESDAY, JUNE 23, 2026**

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., June 23, 2026, by Mayor Greg Stidham.

PLEDGE OF ALLEGIANCE

Everyone in the Chamber rose for the Pledge of Allegiance led by Alderman Bradley Patty.

ROLL CALL

Roll Call verified Six Board Members present for the meeting.

Responding to the Roll Call: Alderman David Frees, Alderman Austin Ivy, Alderman Patrick Roll, Alderman Bradley Patty, Alderwoman Michelle Ishmael and Alderman JB Waggoner.

ADDITIONS TO AND APPROVAL OF AGENDA

Alderwoman Ishmael moved to approve the Agenda as presented. Alderman Ivy seconded the motion. Six voting Aye. Nays – none. Motion passed.

**APPROVAL OF MINUTES FOR THE REGULAR MEETING OF THE BOARD OF ALDERMAN
HELD ON JUNE 9, 2026**

Alderman Frees moved to approve the Minutes of the Regular Meeting held on June 9, 2026. Alderman Roll seconded the motion. Six voting Aye. Nays – none. Motion passed.

INVITED GUESTS:

No invited guests.

CITIZEN PARTICIPATION:

- **Regina Powell**

Ms. Powell reported that a property across from her house is in a very poor condition and believes that it should be condemned. She also mentioned another nearby property that needs to be checked for overgrown grass. Ms. Powell further suggested that the City organize an annual carnival to bring children and families together for the event. Finally, she thanked the City crews for their support during the Juneteenth celebration.

- **Marsha Broadus**

Ms. Broadus reported that tree limbs along Depot Street, as well as in other areas around town, are hanging low over the sidewalks and need to be trimmed.

She also stated that the ditch on South Park is overgrown with grass, preventing water from draining properly down the street.

- **Ronda Gerlt**

Ms. Gerlt stated that there is a large pothole on Watts Street that was filled with gravel, but the gravel does not remain in place. She requested that the City patch the pothole with concrete. She also reported that two pipes on the bridge at Reynolds Street have a constant flow of water and requested that the City address the issue.

CITY STAFF REPORTS

- **Timothy Wells – City Marshal**

Marshal Wells was not present and was represented by Officer Ralph Parris.

Officer Parris reported that the Police Department has been dealing with a recent increase in thefts involving air conditioning units, catalytic converters, and copper wire, which are believed to be related to drug activity. He stated that the department has taken several reports over the past two weeks, initiated investigations, made an arrest, and conducted a criminal interview with the suspect. He noted that he has spoken with the Prosecuting Attorney, who intends to file charges, and that a formal arrest is expected within the next two days.

Officer Parris also reported that the Police Department has responded to several service calls and conducted numerous traffic stops. He stated that domestic assault calls have decreased.

Officer Parris further reported that public safety operations during Juneteenth Power Pull were successful, with no serious alcohol-related incidents. He added that the Fayette Police Department has received positive feedback from the community.

- **Erin Wiseman – City Attorney**

Ms. Wiseman stated that she had nothing to report.

- **Sonny Conrow – Electric Superintendent**

Mr. Conrow reported that they have experienced delays in obtaining batteries from the manufacturer. He also stated that the second transformer is ready to be energized and is scheduled for next week during the overnight hours. The work will be announced in advance.

Mr. Conrow further reported that there are nine primary meter sets that the Electric Department needs to complete. Once that work is finished, the City will be ready to conduct a rate study.

- **Dennis Daniels – Street and Park Superintendent**

Mr. Daniels was not present and was represented by Kenneth Fehling.

Mr. Fehling reported that the Streets and Parks crew have been pumping water from D.C. Rogers Lake so the contractor can continue work on the wing wall repair. He noted that the forms for the wall are in place and that the contractor is expected to pour concrete within the next few days.

Mr. Fehling also reported that the valves at Peters Lake remain open to keep the water level down. He stated that the crews patched potholes throughout town and will continue doing so for the remainder of the week, weather permitting.

Mayor Stidham stated that he has received complaints about potholes on West Davis Street and Park Road and asked that those locations be added to the list for asphalt repairs.

- **Curtis Hammons – Water Superintendent**
Mr. Hammons did not attend the meeting.
- **Jason Hampton – Building Inspector**
Mr. Hampton did not attend the meeting.
- **Deanna Cooper – City Administrator**
Ms. Cooper provided the Council with the following updates:
She reported that she has been working on finalizing the budget.
Ms. Cooper also reported that she is exploring strategies to secure funding for bridge repairs. She noted that the National Transportation Bill was not reauthorized but instead was extended, resulting in changes to the MoDOT Bridge Grant Program. She stated that the estimated cost to repair the bridge is approximately \$640,000. Under the previous MoDOT Bridge Grant Program, the City's initial share of the project would have been approximately \$108,000. Under the current program, however, the grant would cover only the engineering services, estimated at approximately \$140,000. Ms. Cooper stated that she is also researching other funding opportunities through the MPUA and a low-interest loan program offered through MoDOT.

OLD BUSINESS:

1. DISCUSSION AND/OR APPROVAL OF ORDINANCE REGULATING PERMANENT STRIPING OR MARKING ON CITY STREETS, BILL # 2026-06

2nd and final Reading by Title only

Alderman Frees moved to approve the second and final reading by title only of the Ordinance Regulating Permanent Striping or Marking on City Streets, Bill #2026-06. Alderwoman Ishmael seconded the motion.

Roll Call vote: Ayes: Alderman Frees, Alderman Ivy, Alderman Roll, Alderman Patty, Alderwoman Ishmael, Alderman Waggoner. Nays: none. Motion passed.

2. DISCUSSION AND/OR APPROVAL OF ORDINANCE TO EXECUTE A LAND USE AGREEMENT FOR THE OPERATION OF A COMMUNITY GARDEN ON SILVEY STREET, BILL # 2026-07

2nd and final Reading by Title only

Alderman Roll moved to approve the second and final reading by title only of the Ordinance to Execute a Land Use Agreement for the operation of a Community Garden on Silvey Street, Bill # 2026-07. Alderman Frees seconded the motion.

Roll Call vote: Ayes: Alderman Frees, Alderman Ivy, Alderman Roll, Alderman Patty, Alderwoman Ishmael, Alderman Waggoner. Nays: none. Motion passed.

3. APPOINTMENT TO POLICE DEPARTMENT RELOCATION COMMITTEE

Alderman Waggoner moved to table the appointment to Police Department Relocation Committee until the Marshal returns to work following Temporary Total Disability (TTD) leave. Alderwoman Ishmael seconded the motion. Six voting Aye. Motion passed.

NEW BUSINESS:

1. APPROVAL OF FIREWORKS DISPLAY FOR JULY 4TH WITH J&M DISPLAYS.

Alderman Roll moved to approve the Fireworks Display for July 4th with J&M Displays. Alderwoman Ishmael seconded the motion. Six voting Aye. Motion passed.

2. DISCUSSION AND OR APPROVAL OF ORDINANCE ADOPTING AN ANNUAL BUDGET FOR FISCAL YEAR ENDING JUNE 30, 2027. BILL # 2026-08

1st and 2nd Reading by Title only

Alderman Waggoner moved to approve the first reading by title only of the Ordinance Adopting an Annual Budget for Fiscal Year ending June 30, 2027. Bill # 2026-08. Alderman Ivy seconded the motion.

Roll Call vote: Ayes: Alderman Frees, Alderman Ivy, Alderman Roll, Alderman Patty, Alderwoman Ishmael, Alderman Waggoner. Nays: none. Motion passed.

Alderman Waggoner moved to table the second reading by title only of the Ordinance Adopting an Annual Budget for Fiscal Year ending June 30, 2027. Bill # 2026-08. Alderwoman Ishmael seconded the motion.

Roll Call vote: Ayes: Alderman Frees, Alderman Ivy, Alderman Roll, Alderman Patty, Alderwoman Ishmael, Alderman Waggoner. Nays: none. Motion passed.

3. DISCUSSION AND/OR APPROVAL OF ACCEPTANCE OF GERLT SUBDIVISION SEWER LINE

Ms. Cooper, City Administrator, explained that the third-party inspection of the Gerlt Subdivision sewer line failed the required pressure test on two separate occasions. She stated that the inspection identified an obstruction in a manhole and a low spot ("belly") in one section of the sewer line, which must be raised and regraded to meet specifications.

Ms. Cooper stated that these deficiencies must be corrected before the City can accept ownership of the sewer line. Alderman Waggoner stated that even if the sewer line were to pass the pressure test, the City should not accept it unless it also meets the required design standards, as doing otherwise would require the City to assume responsibility for infrastructure that could require future repairs.

Alderman Frees moved to table the discussion regarding acceptance of the Gerlt Subdivision sewer line. Alderwoman Ishmael seconded the motion. Six voting Aye. Motion passed.

4. DISCUSSION AND/OR APPROVAL OF RESOLUTION # 2026-12 APPROVING INVOICES FOR PAYMENT.

Alderman Roll moved to approve the Resolution 2026-12 approving invoices for payment and salaries in the total sum of \$315,039.46 which includes, General Fund \$70,436.66, Electric Fund \$213,024.97, Water Fund \$22,996.70, Sewer Fund \$8,581.13. Alderwoman Ishmael seconded the motion. Six voting Aye. Nays – none. Motion passed.

5. DISCUSSION AND/OR APPROVAL OF SEWER WAIVER REQUEST, 1056 TOLSON STREET

It was noted that the water was discharged into the sewer system. Alderman Waggoner stated that the City could offer a payment plan.

BOARD OF ALDERMAN COMMENTS & COMMITTEE UPDATE

Mayor Stidham requested that the Aldermen provide a report of street potholes and properties with tall grass in each ward.

Alderman David Frees - East Ward

Alderman Frees reported that the grass at a residence on Reynolds Street was approximately 14 inches tall. He also reported potholes on Reynolds Street and stated that the street is in need of an asphalt overlay.

Alderman Austin Ivy - East Ward

Alderman Ivy reported severe potholes at the intersections of Watts Street and Terra Road, as well as Walnut and Leonard Street. He also stated that South Park Road needs an asphalt overlay and reported tall grass at 207 Sylvie Street.

Alderman Patrick Roll - Northwest Ward

Alderman Roll reported potholes on Corprew Street, Besgrove Street, Park Road, and Lucky Street. He also reported tall grass at the Dairy Queen property.

Alderman Bradley Patty - Southwest Ward

Alderman Patty reported potholes on West Davis and Park Road.

Alderwoman Michelle Ishmael - Northwest Ward

Alderwoman Ishmael reported potholes at the intersection of Besgrove Street and Highway 5, on Corprew Street, and at the intersection of Spring Street as well as at Laurence Drive. She also reported tall grass at a residence on Gridiron Street that is obstructing the "No Parking" sign.

Alderwoman Ishmael expressed her appreciation for the successful Juneteenth celebration weekend and thanked the community for its support. She also thanked Ms. Cooper for her assistance in addressing a water issue on Spring Street and Officer Parris for his report.

Alderman JB Waggoner - Southwest Ward

Alderman Waggoner echoed the comments regarding the Juneteenth celebration and stated that the banquet was outstanding. He commended the event's organization, the speakers, and the organizers for a successful event.

Alderman Waggoner stated, as he did on previous meetings, that he developed the Walkable Fayette program and presented an executive summary of the project. He stated that he would like the Council to begin considering the program and develop a comprehensive sidewalk improvement plan.

Alderman Waggoner also discussed the importance of protecting the RS-1 zoning district through public information campaigns and outreach to property owners who rent their properties. He stated that these efforts should be undertaken before students return to Central Methodist University (CMU).

Finally, Alderman Waggoner reported that a property on Walter Street has grass approximately two feet tall. He suggested that the City hire a contractor to mow the property and recover the cost by placing the expense on the property's tax bill.

TO CLOSED SESSION

Alderman Roll motioned to move to closed session at 7:00 p.m. Alderwoman Ishmael seconded the motion. Six voting Aye. Nays – 0. Motion Passed.

Responding to the Roll Call: Alderman Frees, Alderman Ivy, Alderman Roll, Alderman Patty, Alderwoman Ishmael, Alderman Waggoner.

Alderman Roll moved to adjourn closed session at 7:30 p.m. and go into open session. Alderman Waggoner seconded the motion. Six voting Aye. Nays – None. Motion passed.

OPEN SESSION:

Officer Ralph Parris requested that the Council consider budgeting for additional personnel, noting that the Police Department currently has only three officers providing 24-hour coverage, which has resulted in significant overtime. He stated that additional staffing would allow officers to take vacations and attend training necessary to maintain best practices. Officer Parris further stated that the Police Department should operate with a total of eight officers, including the Marshal. He also noted that three officers from other law enforcement agencies have expressed interest in serving as reserve officers for the City.

TO CLOSED SESSION

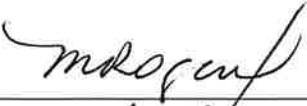
Alderman Waggoner motioned to move to closed session at 7:55 p.m. Alderman Ivy seconded the motion. Six voting Aye. Nays – 0. Motion Passed.

Responding to the Roll Call: Alderman Frees, Alderman Ivy, Alderman Roll, Alderman Patty, Alderwoman Ishmael, Alderman Waggoner.

ADJOURNMENT

Alderman Roll moved to adjourn closed session at 8:35 p.m. and go into open session. Alderman Waggoner seconded the motion. Six voting Aye. Nays – None. Motion passed.

Respectfully submitted by:


____ Maria Rogers, City Clerk


____ Greg Stidham, Mayor