

**CITY COUNCIL MINUTES  
JANUARY 28, 2020**

The Council of the City of Fulton, Missouri, met in Regular Session on Tuesday, January 28, 2020 in the Council Chambers of City Hall located at 18 E. 4th Street. Present and presiding were: Mayor Lowe Cannell; William R. Johnson, Director of Administration; Courtney L. Crowson, City Clerk; and Steve Myers, Police Chief. The meeting was called to order by Mayor Cannell at 6:30 p.m. Roll call was taken by the City Clerk, and members of the Council present were: Braun, Moore, Pace-Snook, Rehklau, Sebacher, Shiverdecker, Simmons, and Stone. Also present were: Kathy Holschlag, Chief Financial Officer; Darrell Dunlap, Superintendent of Utilities; Kyle Bruemmer, Interim City Engineer; Dennis Houchins, Planning & Protective Services Director; Kevin Coffelt, Fire Chief; Robert Boone, Assistant Director of Administration; Michelle Maupin, Human Resources Director; Pastor Mark Kummer; Helen Wilbers of *THE FULTON SUN*; Darin Wernig and Mike Haldeman, Audio/Video; and visitors: David McDaniel and Bob Washington.

**INVOCATION:**

Invocation was given by Pastor Kummer.

**PLEDGE OF ALLEGIANCE:**

The Pledge of Allegiance was led by Pastor Kummer.

**COMMENTS FROM VISITORS:**

There were none.

**APPROVAL OF THE CONSENT AGENDA:**

The following items were distributed to each member of the City Council for review and study as a part of their council packet. Mayor Cannell presented each item and stated the Council may choose to remove any item from the Consent Agenda for discussion at this time.

- a. Approval of the City Council meeting minutes of December 17, 2019.
- b. Approval of the City Council meeting minutes of January 14, 2020.
- c. Approval of the City Council meeting minutes of January 16, 2020.
- d. Approval of the Director of Administration Report of December.

Motion was offered by Councilman Braun and seconded by Councilman Shiverdecker to approve the Consent Agenda, as presented. Motion carried with eight members of the Council voting in favor.

**PRESENTATION AND ACCEPTANCE OF THE FINANCIAL REPORT FOR THE MONTH OF DECEMBER.**

The Financial Report for the month of December 2019 was presented for acceptance, and Chief Financial Officer, Kathy Holschlag was present to answer any questions from the council.

Holschlag stated the city has recognized eleven months of sales tax collections, and numbers lie three percent (3%) ahead of 2018 figures. The city has received approximately \$40,000 from Callaway County for the collection of city stickers.

Holschlag noted that approximately \$520,000 of the \$8.9 million contract for the Parks & Recreation

Community Center has been spent so far.

Following some review, motion was offered by Councilman Shiverdecker and seconded by Councilman Braun to accept the Financial Report for December 2019, as presented. Motion carried with eight members of the Council voting in favor.

**UNFINISHED BUSINESS:**

- a. Parks & Recreation Community Center update.

Kyle Bruemmer, Interim City Engineer, provided a slideshow of the site work for the Community Center in Veteran's Park. Bruemmer reported that the city, River City Construction, and SFS Architecture hold biweekly meetings to ensure everyone remains on the same page. At this time, the contractor estimates the project will be complete in October/November 2020.

**NEW BUSINESS:**

- a. Hwy 54 South Sign Slogan selection.

Mayor Cannell stated the city put out a contest for a new slogan for the entry sign located along Highway 54 near Rice Road. The author of the winning slogan will receive a \$100 utility bill credit. Submissions were whittled down by city staff to five finalists, and the council received a ballot prior to the meeting to number their choices.

Johnson announced the winning slogan to be: "Fulton – Small Town with a Big Heart". Motion was offered by Councilman Stone and seconded by Councilwoman Rehklau to accept the slogan, as presented. Motion carried with eight members of the Council voting in favor. Johnson stated the sign will go up in the spring.

- b. Solar energy discussion.

Darrell Dunlap, Superintendent of Utilities, stated the Public Utility Board met on January 27, 2020 and have been reviewing solar energy options for a number of years. During the Utility Board's meeting, they provided a formal recommendation that the City Council approve a contract with the City of Columbia for the purchase of a set amount of solar energy from Columbia's solar farm project.

Dunlap stated Columbia has offered a fixed price of \$31.65/mWh for a twenty-year term. Fulton will purchase five percent (5%) of the solar farm's output. The project is set to go online in 2023.

Johnson stated that green energy has not been financially ideal for Fulton in the past, but this price point fits with the city's portfolio. Dunlap stated the city has a great working relationship with the City of Columbia, and Columbia has only offered this deal to Fulton.

Johnson asked for a motion to authorize the city to negotiate with the City of Columbia on an agreement to move forward. Motion was offered accordingly by Councilman Simmons and seconded by Councilman Shiverdecker. Motion carried with eight members of the Council voting in favor.

- c. Gas rate increase discussion and authorization.

Johnson stated the company the city uses to transport natural gas will raise their rate beginning in March. At this time, the city will need to raise consumer's bills to \$.875/unit in order to cover the cost of the increase.

Johnson stated the city is fighting the proposed rate hike and hopes for relief. Johnson noted the city paid \$41,000 in December to move gas from Kansas to Fulton; the new monthly rate will be \$186,000 – or a \$140,000 monthly increase.

Fulton has partnered with twenty other communities in contesting this increase. Councilman Stone stated that as a natural gas consumer, he doesn't like to see an increase, but he completely understands the city cannot absorb such a sharp rate hike.

Motion was offered by Councilman Stone and seconded by Councilman Braun to increase the current rate to \$.875/unit to accommodate the rate hike. A previous rate increase had been authorized by the City Council by ordinance, but had not been enacted, as there had not been a need to raise the rate.

Motion carried with eight members of the Council voting in favor.

Councilman Braun stated he hates to see an increase, but agrees that this is the city's only option at this time. Johnson stated he is hopeful the more moderate months ahead will limit the impact of the increase to customers.

d. Route O Lift Station update.

Dunlap stated the construction is going fine, and he feels confident the project will come in under \$900,000. At this time, approximately \$602,000 has been spent. Dunlap thanked the City of Lebanon for allowing Fulton to use their testing equipment.

The project should be complete ninety dates from the beginning of February, weather permitting.

**COUNCIL CONCERNS:**

Councilwoman Rehklau expressed concerns with animals/dogs who are let out to roam freely rather than the owner keeping control of the animal when it is taken outside. Councilwoman Rehklau has received complaints about animals in the street and approaching walkers on sidewalks.

Councilman Moore thanked the city staff responsible for filling the potholes at Fifth/Jefferson. Councilman Moore proposed a \$15/20 fee for banners to be hung over the roadway, as the city does not currently charge a fee for this service.

Councilman Moore stated he would like to see the Parks & Recreation Department begin promoting membership packages for the new Community Center and to include incentives such as a free shelter rental, free program registration, or free round of golf to those who buy a membership early.

Councilman Stone asked if there would be a naming contest for the Community Center. Councilman Stone stated he would also like to see the city consider a shelter discount for veterans in Veteran's Park.

## RESOLUTIONS:

Resolution No. 3365 was presented for adoption by Councilwoman Rehklau.

- a. Resolution No. 3365: A Resolution authorizing the destruction of city records that have met retention requirements in accordance with RSMO Chapter 109 and applicable State Retention Schedules.

Motion was offered by Councilwoman Rehklau and seconded by Councilman Stone to adopt Resolution No. 3365 at tonight's Council meeting. Motion carried with eight members of the Council voting in favor.

## ORDINANCES:

### FIRST READING

Bill No. 1576 was presented for First Reading by Councilman Braun.

- a. Bill No. 1576: An Ordinance repealing Chapter 62, Historical Preservation. Fulton City Code. and enacting a new Chapter in lieu thereof.

Motion was offered by Councilman Braun and seconded by Councilman Moore to place Bill No. 1576 for Second Reading at the next regularly-scheduled Council meeting.

Councilman Moore stated he has received some feedback from constituents in support of this amendment.

Councilman Stone stated he believes the city should support the Historic Preservation Commission and believes the ordinance is headed in the right direction.

Councilman Braun stated he feels the ordinance adds an unnecessary design review process when the outcome is non-binding. Councilman Braun asked if the Historic Preservation Commission has contacted all of the affected property owners to ensure they're aware of these additional regulations proposed for their properties or if any forums have been held.

David McDaniel, President of the Historic Preservation Commission, stated not everyone is aware of the proposed changes.

Councilman Simmons noted the Commission is still without a sixth member and has been for more than a year. McDaniel stated the group has not found another member at this time.

Some discussion followed. Johnson stated the city will place a link to the proposed ordinance on the city website and on the city's Facebook page.

Motion was offered by Councilman Stone and seconded by Councilman Simmons to amend the ordinance by removing the word "approved" in Sec. 62-32 (a) and replacing it with "previously reviewed", as seen below:

- (a) Design Review.
  1. Municipal Improvements.

City officials charged with design responsibility for any municipal improvement, structure or sign within a historic district shall hold preliminary discussions on the proposed project with the FHPC to obtain its preliminary recommendations with respect to environmental, historic, architectural, aesthetic and design considerations of the project. The FHPC shall review municipal improvements at the planning phase or at any other time it deems necessary to further the purposes of this Section. Any significant deviations from a plan ~~approved~~ **previously reviewed** by the FHPC shall be resubmitted to the FHPC for its further review and recommendation.

Motion carried with seven members of the Council voting in favor, and one member (Braun) opposed.

The original motion to place Bill No. 1576, as amended, for second reading at the next regularly-scheduled meeting was presented again for consideration. Motion carried with seven members of the Council voting in favor, and one member (Braun) opposed.

## SECOND READING

Bill No. 1573 was presented for Second Reading by Councilman Simmons.

- a. Bill No. 1573: An Ordinance authorizing the Mayor, on behalf of the City of Fulton, Missouri, to sign all necessary documents in relation to the conveyance of city-owned property located at 212 & 214 East Sixth Street to River Valley Properties LLC, and establishing an effective date.

Motion was offered by Councilman Simmons and seconded by Councilwoman Pace-Snook to place Bill No. 1573 for Third Reading at tonight's Council meeting.

Motion carried with eight members of the Council voting in favor.

Bill No. 1573 was presented for Third Reading by Councilman Simmons.

Motion was offered by Councilman Simmons and seconded by Councilman Braun to place Bill No. 1573 for Final Passage at tonight's Council meeting. Motion carried with eight members of the Council voting in favor.

Roll call vote of the members of the Council was as follows: Moore, YES; Pace-Snook, YES; Rehklau, YES; Sebacher, YES; Shiverdecker, YES; Simmons, YES; Stone, YES; Braun, YES. Bill No. 1573, having received the affirmative vote of eight members of the Council, was declared passed by the President of the Council.

Bill No. 1574 was presented for Second Reading by Councilman Stone.

- b. Bill No. 1574: An Ordinance declaring city property to be surplus property, authorizing it to be sold, and establishing an effective date.

Motion was offered by Councilman Stone and seconded by Councilwoman Rehkla to place Bill No. 1574 for Third Reading at tonight's Council meeting. Motion carried with eight members of the Council voting in favor.

Bill No. 1574 was presented for Third Reading by Councilman Stone.

Motion was offered by Councilman Stone and seconded by Councilwoman Sebacher to place Bill No. 1574 for Final Passage at tonight's Council meeting. Motion carried with eight members of the Council voting in favor.

Roll call vote of the members of the Council was as follows: Pace-Snook, YES; Rehkla, YES; Sebacher, YES; Shiverdecker, YES; Simmons, YES; Stone, YES; Braun, YES; Moore, YES. Bill No. 1574, having received the affirmative vote of eight members of the Council, was declared passed by the President of the Council.

**ANNOUNCEMENTS:**

- a. The next City Council meeting will be held Tuesday, February 11, 2020. A Work Session will commence at 6:30 p.m. with Regular Session to follow at 7:00 p.m.

**EXECUTIVE SESSION:**

Mayor Cannell said there was not a need for an Executive Session at tonight's council meeting.

**ADJOURNMENT:**

There being no further business to come before the council, motion was offered by Councilman Shiverdecker and seconded by Councilman Braun to adjourn this meeting. Motion carried with eight members of the Council voting in favor. The meeting adjourned at 7:48 p.m.

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Lowe Cannell, Mayor

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Courtney L. Crowson, CMC/MRCC  
City Clerk