TENTATIVE AGENDA

REGULAR CITY COUNCIL MEETING
CITY HALL
COUNCIL CHAMBERS
105 E. CENTER ST., SIKESTON MO
MONDAY, MARCH 4, 2024
5:00 P.M.

I. CALL TO ORDER

II. RECORD OF ATTENDANCE

III. OPENING PRAYER

IV. PLEDGE OF ALLEGIANCE

V. APPROVAL OF CITY COUNCIL MINUTES
   A. Regular Council Minutes February 5, 2024

VI. ACCEPTANCE OF BOARD AND COMMISSION MINUTES
   A. LCRA January 16, 2024

VII. ITEMS OF BUSINESS
   A. 2nd Reading & Consideration, Bill #6337, Amend Section 405-Definition Changes
   B. 2nd Reading & Consideration, Bill #6338, Amend Section 405, Article VII-Heavy Industrial
   C. 1st Reading, Bill #6339, Re-Adoption of Fair Housing Policy
   D. 1st Reading, Bill #6340, Amend Section 205.310-Keeping Livestock, Domestic Animals & Fowl
   E. Award Mowing Bids
   F. Award RFP 24-62, Spring Cleanup of Baseball/Softball Fields at Complex
   G. Award RFQ 24-63, Design Engineering Services for Compress Road Bridge Project
   H. Other Items as May Be Determined During the Course of the Meeting

VIII. ADJOURNMENT

Dated this 28th day of February 2024.

Rhonda Council
Rhonda Council, City Clerk

The City of Sikeston complies with ADA guidelines. Notify Rhonda Council at 471-2512 (TDD Available) to notify the City of any reasonable accommodation needed to participate in the City Council’s Meeting.
The regular Sikeston City Council meeting of February 5, 2024 was called to order at 5:00 p.m. at City Hall located at 105 E. Center St., Sikeston. Present at the meeting were: Acting Mayor David Teachout, John Leible, Tom Robison and Ryan Lindsey. Mayor Greg Turnbow, John Leible and Councilwoman Onethia Williams were absent. Staff in attendance were: City Manager Jonathan Douglass, City Counselor Tabatha Graham, Finance Director Amanda Groves, Communications Manager David Jenkins, Public Works Director Jay Lancaster, Street Superintendent Brian Dial, Street Supervisor Darren Martin, Parks Supervisor Matt Patterson, Community Development Director Barry Blevins, Public Safety Director James McMillen and Public Safety Captain Jon Broom. City Clerk Rhonda Council was absent.

APPROVAL OF CITY COUNCIL MINUTES

City Council minutes of the regular meeting of January 8 and January 29, 2024 were presented for approval. Councilman Robison moved to approve the minutes as presented. Councilman Baker seconded the motion and the following vote was recorded:

Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

ACCEPTANCE OF BOARD AND COMMISSION MINUTES

Various boards and commission minutes were presented to the City Council. Councilman Robison moved to accept the minutes as presented. The motion was seconded by Councilman Lindsey and the following vote was recorded:

Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

ITEMS OF BUSINESS

2nd Reading & Consideration, Bill #6334, Request to Approve Program Agreement TAP 5800 (107) Project

Councilman Baker moved for the second reading of Bill Number 6334. The motion was seconded by Councilman Lindsey and the following vote recorded:

Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

City Counselor Graham presented the bill for reading.

Bill Number 6334 Ordinance Number 6334

THIS BILL AS APPROVED SHALL BECOME ORDINANCE NUMBER 6334 AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT BETWEEN THE CITY OF SIKESTON, MISSOURI AND THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION FOR PROJECT# TAP – 5800(017) FOR RAIL TRAIL

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

SECTION I: This Ordinance shall not be codified in the City Municipal Code.
SECTION II: That the Agreement set forth on “Exhibit A” set forth the various responsibilities and liabilities of the parties regarding the Transportation Alternatives Program for Project# TAP – 5800(017), Rail Trail Project (Phase 4).

SECTION III: The Mayor and such other officials as may be necessary are hereby authorized, empowered and directed to execute any documents necessary and proper to effectuate the same and specifically “Exhibit A” which is attached hereto and incorporated by reference.

SECTION IV: General Repealer Section. Any ordinance or parts thereof inconsistent herewith are hereby repealed.

SECTION V: Severability. Should any part or parts of this ordinance be found or held to be invalid by any court of competent jurisdiction, the remaining part or parts shall be severable and shall continue in full force and effect.

SECTION VI: Record of Passage:

A. Bill Number 6334 was introduced and read the first time this 29th day of January 2024.

B. Bill Number 6334 was read the second time and discussed on this 5th day of February 2024. Following discussion, Councilman Baker moved to approve Bill Number 6334. The motion was seconded by Councilman Robison, discussed and the following roll call vote was recorded:

   Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

C. Ordinance Number 6334 shall be in full force and effect from and after March 6, 2024.

2nd Reading & Consideration, Bill #6335, Request to Replat Magazine Trace on Baker Lane

Councilman Robison moved for the second reading of Bill Number 6335. The motion was seconded by Councilman Baker and the following vote recorded:

   Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

City Counselor Graham presented the bill for reading.

Bill Number 6335

Ordinance Number 6335

THIS BILL AS APPROVED SHALL BECOME ORDINANCE NUMBER 6335 PROVIDING FOR THE APPROVAL TO REPLAT A TRACT OF LAND, CONTAINING 5.530 ACRES, TO BE KNOWN AS MAGAZINE TRACE RE-PLAT IN THE COUNTY OF SCOTT IN THE CITY OF SIKESTON, MISSOURI.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SIKESTON, MISSOURI AS FOLLOWS:

SECTION I: This Ordinance shall not be codified in the City Municipal Code.

SECTION II: The Planning and Zoning Commission met on January 9, 2024 and voted to approve the re-plat of Magazine Trace, the plat of which is attached hereto, marked Exhibit “A”,
and incorporated by reference and legally described as follows and known as Magazine Trace Re-Plat:

A PART OF LOT 1 OF OUTBLOCK 24 OF THE CITY OF SIKESTON, IN SCOTT COUNTY, MISSOURI AS RECORDED IN BOOK 02, PAGE 50 CONTAINING 5.530 ACRES (MORE OR LESS) DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 1 OF OUTBLOCK 24 OF THE CITY OF SIKESTON (1" IRON PIPE); THENCE N.81°06'13"E. ALONG THE NORTH LINE OF SAID LOT 1, 595.90 FEET TO A POINT IN THE WEST LINE OF A PARCEL OF GROUND RECORDED IN DOC. NO. 2013-5567; THENCE S.09°34'41"E. ALONG THE WEST LINE OF SAID PARCEL AND THE WEST LINE OF PARCELS RECORDED IN BOOK 626, PAGE 527 AND BOOK 673, PAGE 906, 404.95 FEET TO A POINT IN THE NORTH RIGHT-OF-WAY LEN OF BAKER LANE; THENCE S.81°02'13"W. ALONG SAID NORTH RIGHT-OF-WAY LINE, 594.02 FEET TO THE WEST LINE OF LOT 1 OF OUTBLOCK 24 OF THE CITY OF SIKESTON; THENCE N.09°50'39"W., ALONG SAID WEST LINE, 404.97 FEET TO THE POINT OF BEGINNING. SUBJECT TO ALL EASEMENTS, IF ANY, AFFECTING THE SAME.

SECTION III: Said plat and subdivision is accepted and approved subject to full compliance with all applicable building and other codes and the stormwater management plan.

SECTION IV: General Repealer Section: Any other ordinance or parts thereof inconsistent herewith, are hereby repealed.

SECTION V: Severability: Should any part or parts of this ordinance be found or held to be invalid by any court of competent jurisdiction, the remaining part or parts shall be severable and shall continue in full force and effect.

SECTION VI: Record of Passage

A. Bill Number 6335 was introduced and read the first time this 29th day of January 2024.

B. Bill Number 6335 was read the second time and discussed on this 5th day of February 2024. Following discussion, Councilman Lindsey moved to approve Bill Number 6335. The motion was seconded by Councilman Robison, discussed and the following roll call vote was recorded:

   Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

C. Ordinance Number 6335 shall be in full force and effect from and after March 6, 2024.

1st & 2nd Reading, Emergency Bill #6336, Remove Section 500.090, A38-Adopt Appendix Q, Tiny Homes

Due to the lack of a supermajority, this item was moved to the February 26th, 2024 Council meeting.

Award Bid 24-22, Lease Copier for Community Development

Three bids were received for the 60-month lease of a photocopier for Community Development – Novatech, Inc. Sharp Copier $265.77/month; Scheffers Cannon Copier $217.15/month; and GFI submitted two bids, Sharp Copier $191.21/month and Ricoh Copier $219.88/month. Because Novatech is the company for their current copier and they will also be awarded a bid
on a large format printer, staff would like to recommend awarding the bid to Novatech, Inc. in the amount of $265.77/month for 60 months.

Councilman Baker moved to award bid 24-22, 60-month lease of Sharp copier from Novatech, Inc. in the amount of $265.77/month. The motion was seconded by Councilman Lindsey and the following roll call vote recorded:

Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

Award Bid 24-23, Lease Large Format Printer for Community Development

Three bids were received for the 60-month lease of a large format printer for Community Development – Novatech, Inc. Cannon printer $210.47/month; Scheffer’s Cannon printer $298.58/month and GFI Digital Ricoh printer $130.97/month. Because Novatech is the company for their current copier and they will also be awarded a bid on a copier machine, staff would like to recommend awarding the bid to Novatech, Inc. in the amount of $210.47/month.

Councilman Robison moved to award bid 24-23, 60-month lease of Cannon large format printer from Novatech, Inc. in the amount of $210.47/month. The motion was seconded by Councilman Baker and the following roll call vote recorded:

Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

ADJOURNMENT

There being no further business before the City Council, Councilman Baker moved to adjourn. The motion was seconded by Councilman Lindsey and the following roll call vote was recorded:

Baker Aye, Leible Absent, Robison Aye, Lindsey Aye, Teachout Aye, Williams Absent, and Turnbow Absent, thereby being passed.

APPROVED:

______________________________
GREG TURNBOW, MAYOR

ATTEST:

______________________________
RHONDA COUNCIL, CITY CLERK

SEAL:
LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY  
CITY OF SIKESTON  
MEETING  
Tuesday, January 16, 2024  
11:30 a.m.  
Council Chambers  
105 E. Center Street  
Sikeston, MO 63801  

MEETING MINUTES  

I.  MEETING CALLED TO ORDER  
Dan Marshall called the meeting to order at 11:44 am  

II.  ROLL CALL  
Members Attending:  Brenda Robinson-Echols, Dan Marshall, Michael Harris  
Members Absent:  Carrie Lape, Clayton Driskill  
Council Liaison Absent:  John Leible  
Staff Attending:  Barry Blevins, Jonathan Douglas, David Jenkins, Amy Gosnell, Sheila Leazenby  
Guest Attending:  None  

III.  APPROVAL OF MINUTES  
Robinson-Echols made a motion to approve the minutes from the meeting of November 20, 2023. Harris seconded the motion. Motion carried unanimously.  

IV.  BILLS AND COMMUNICATIONS  
Harris made the motion to approve the bills as follows:  
A.  David Crader Law Firm  
   - $3,584.00  
B.  Dexter Bar-B-Que  
   - $19.43  
   (Total bill was $241.92 minus a credit of $222.49)  
C.  Old Security Title Co. (3 updated Title Reports)  
   - $150.00  
Robinson-Echols seconded the motion. Motion carried unanimously.
V. **LCRA BUSINESS:**

A. Report from Crader Law Firm

**Sale Needing Approval:**

307 Petty – Offer of $500.00 from Darion Davis was tabled until the funeral home adjacent to the property is contacted to offer purchase. Blevins informed that Mr. Davis was a relative of the original property owner. The Board requested Blevins to review the costs accrued by the City for the cleanup of the property. Blevins is to send a report to the Board.

215 Adams – Offer of $300.00 from John Turner to put a tiny home property has been tabled until Mr. Turner is informed that the property is not zoned for a tiny home.

205 Lee – Offer of $200.00 from Lerome G. Segers to extend his yard at 205 Lee. Harris made a motion to reject the offer. Robinson-Echols seconded the motion. Motion carried unanimously.

**Other Discussion Items:**

**Sale completed on the addresses listed below:**

130 Sixth – The LCRA conveyed to Paul and Carol Cohen for $500.00 on December 1, 2023.

812 Wayne – The LCRA conveyed to Michael Grant for $500.00 on December 29, 2023.

710 and 712 Lanning – The LCRA conveyed to Extended Property Holdings, LLC for $2,000.00 on July 24, 2023. Documents have been signed, check is in escrow, waiting on commitment approval to record Deed. Should be completed this month.

622, 624 and 628 Lanning- The LCRA conveyed to Extended Property Holdings, LLC for $3,000.00 on July 24, 2023. Documents have been signed, check is in escrow, waiting on commitment approval to record Deed. Should be completed this month.

**Approved sale – waiting on buyers:**

412-414 Dorothy – Bid from Amie Gardner for $2,000.00. Approved in May 2023. Ms. Gardner is still wanting to purchase the property.
**Miscellaneous:**

602 Vaughn – Property was purchased August 22, 2022, at the second offering tax sale. Will receive a Collector’s Deed from the City and County in November 2023. An offer from Douglas and Tonia Blissett for $500.00. The Contract, Deed and Closing Statement are ready and have been signed by the LCRA. Crader Law will contact Mr. Blissett to finalize this transaction as soon as they receive the recorded Collector’s Deed.

107 Alabama – This property shows to be owned by the City of Sikeston according to the Collectors’ office. Last Deed of Record for this property is a Collector’s Deed from CE Felker to Mattie Smith, dated December 31, 1940, and recorded in Book 124, Page 302 in the Land Records of Scott County, Missouri. There are Special Tax Liens filed by the City, but the property is not titled to the City of Sikeston or LCRA. The board had a discussion on how to file a Quick Claim Deed.

101 Alabama - Walter Bowden purchased lot 26 which lot 27 should have been included in the sale. Blevins stated since an error was made at the time of the sale, all deed and transfer fees will be covered by the LCRA. Robinson-Echols made a motion to approve combining lot 26 and 27. Harris seconded the motion. Motion carried unanimously.

**A Report from Barry Blevins**

Blevins requested that the Property Request Form available on the website be updated to request more detailed information on the application, such as applicant’s legal name, marital status, proposed use of the property and if any taxes and/or fines are owed. Blevins will update the form and send to the board for approval.

615 Delmar – Owner has offered to sell the property to the LCRA for $7,000.00. Board has no interest in purchasing the property.

Blevins stated that he will be putting together the mowing bids for the upcoming season.

The February 2024 LCRA board meeting was moved from Monday February 19, 2024, to Tuesday February 20, 2024, in observance of President’s Day.
ADJOURNMENT

The next LCRA meeting will be on Tuesday, February 19, 2024, at 11:30 am in the Council Chambers. There being no further business to come before the Committee, a motion was made to adjourn. The motion was seconded and carried unanimously. The meeting was adjourned at 12:50 pm.

Sheila Leazenby
Community Development

Dan Marshall
LCRA Chairman
Council Letter

Date of Meeting: 24-03-04

Originating Department: Community Development Department

To the Mayor and City Council:

Subject: Bill 6337, Amend Chapter 405, Article II – Definitions

Attachment(s):
   1. Bill 6337

Action Options:
   1. Second reading of Bill 6337
   2. Other action Council may deem appropriate

Background:

Adding definitions to this part of the code. This will reflect the language included in a change in the current article, with regards to fences and business highlighted in Heavy Industrial District in this chapter of the city code.

Staff seeks Council's approval of this bill.
THIS BILL AS APPROVED SHALL BECOME ORDINANCE NUMBER 6337 AND SHALL AMEND TITLE IV, CHAPTER 405, ARTICLE II, SECTION 405.050 IN THE MUNICIPAL CODE OF THE CITY OF SIKESTON, MISSOURI.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SIKESTON, MISSOURI AS FOLLOWS:

SECTION I: This Ordinance shall be codified in the City Municipal Code.

SECTION II: Title IV– Chapter 405 – Article II Definitions shall be amended as follows:

Section 405.050. Definitions.

Generally for the purpose of this regulation, certain terms and words are to be used and interpreted as defined herein. Words used in the present tense shall include the future tense; words in the singular number include the plural and words in the plural number include the singular except where the natural construction of the writing indicates otherwise. The word “shall” is mandatory and not directory.

ACCESSORY BUILDING OR USE
A subordinate building or use customarily incidental to the main building or use of the lot. The accessory building or use shall not house a separate business nor involve the conduct of a separate business. Such accessory building shall not be constructed in the required front or side yard of the principal structure. These same restrictions shall apply to communication satellite dishes.

AGRICULTURE
The use of land for agricultural purposes, including farming, dairying, pasturage, agriculture, horticulture, floriculture, viticulture, animal and poultry husbandry and the necessary accessory uses for packing, treating or storing of the produce; provided, however, that the operation of any such accessory uses shall be secondary to that of the normal agricultural activities. The operation of commercial feed pens, sales yards, auction yards and agricultural marketing and processing establishments shall be deemed an industrial and not an agricultural use.

ALCOHOLIC BEVERAGES
Beverages controlled by the Bureau of Alcohol, Tobacco and Firearms.

ALLEY
A minor right-of-way, dedicated to public use, which affords a secondary means of vehicular access to the back or side of properties otherwise abutting a street and which may be used for public utility purposes. Usually less than twenty (20) feet in width.

APARTMENT
See "FAMILY UNIT."

APARTMENT HOTEL
A building containing both family units and non-family units in which services customarily furnished in hotels are available to the tenants.

APARTMENT HOUSE
See "DWELLING, MULTIPLE."

AUTOMOBILE GRAVEYARD
Any establishment, area, or place of business maintained, used, or operated for storing, keeping, buying, or selling wrecked, scrapped, ruined, or dismantled motor vehicles or parts thereof.

BASEMENT
A story having part but not more than half (1/2) of its height below grade. A basement is counted as a story when the distance from finished grade to the finished surface of the floor above the basement is more than six (6) feet for more than fifty percent (50%) of the total perimeter or more than twelve (12) feet at any point.
BOARDING HOUSE
A dwelling, other than a hotel, where, for compensation and prearrangement for definite periods, meals or lodging and meals are provided for three (3) or more, but not exceeding twelve (12) persons on a weekly or monthly basis.

BUILDABLE WIDTH OR DEPTH
The width or depth respectively of that part of the lot not included within the open spaces required in this Title.

BUILDING
Any structure having a roof supported by columns, piers or walls, designed and intended for the support, enclosure, shelter or protection of persons, animals or chattels. When a structure is divided into separate parts by unpierced walls extending from the ground up, each part is deemed a separate building.

BUILDING LINE
A line established by law or on a plat between which line and the street right-of-way, no portion of the building may be erected; nor shall a building extend past, subject, however, to the further requirements of the zoning ordinance of the City of Sikeston, Missouri.

CHILD DAY CARE CENTER
A child day care center or center, whether known or incorporated under another title or name, is a child care program conducted in a location other than the provider's permanent residence, or separate from the provider’s living quarters, and licensed by the Department of Health and Senior Services of the State of Missouri where care is provided for children not related to the child care provider for any part of the twenty-four-hour day.

CHURCH
At a minimum, a church includes a body of believers or communicants that assembles regularly in order to worship. Unless the organization is reasonably available to the public in its conduct of worship, its educational instruction, and its promulgation of doctrine, it cannot fulfill the associational role that Courts have increasingly adopted as a threshold for determining when an organization qualifies as a church. Other key factors to consider include whether the organization has a distinct legal existence, recognized creed and form of worship, definite and distinct ecclesiastical government, a formal code of doctrine and discipline, distinct religious history, membership not associated with any other church or denomination, organization of ordained ministers, ordained ministers selected after completing prescribed studies, literature of its own, established places of worship, regular congregations, and regular religious services. No single factor is controlling but having regular meetings with a regular congregation should be weighted more heavily than some of the other factors. The City may use a combination of these characteristics, together with other facts and circumstances, to determine whether an organization is considered a church for the purposes of this Chapter.

COURT
An unoccupied space, open and uncovered at the top, wholly or partially enclosed by the walls of a building or group of buildings. It may begin at the grade level or at the level of any floor of an adjacent building which it serves.

COURT, INNER
A court entirely within a building or surrounded by walls or by walls and an interior lot line. It shall be not less than two and one-half (2 1/2) inches in width or length for each foot of its height and in no case shall its least dimension be less than five (5) feet.

COURT, OUTER
A court with at least one (1) side open to a street, alley or yard. It shall be not less than two (2) inches in width or length for each foot of its height and in no case shall its least dimension be less than five (5) feet.

CURB, LEVEL
The mean level of the curb in front of the lot or in the case of a corner lot, along that abutting street where the mean curb level is the highest.
DAY CARE
Care of a child away from his/her own home for any part of the twenty-four-hour day, for compensation or otherwise. Day care is a voluntary supplement to parent responsibility for the child's protection, development and supervision. Day care may be given in a day care home or day care center.

DAY CARE CENTER
See definition for "CHILD DAY CARE CENTER."

DAY CARE HOME
A family home, occupied as a permanent residence by the day care provider, in which family-like care is given to no more than ten (10) children, not related to the day care provider, for any part of the twenty-four-hour day. Must be licensed by and operated according to the rules established by the Missouri Department of Health & Senior Services. Valid home occupation upon review.

DISTRICT
A section or sections of the City for which the regulations governing the use of buildings and premises, the height of buildings and required open spaces are uniform.

DWELLING
Any building or portion thereof which is designed or used exclusively for residential purposes.

DWELLING, ATTACHED
A dwelling having any portion of a wall or walls in common with an adjoining dwelling or dwellings.

DWELLING, MULTIPLE
A dwelling designed for or occupied by more than two (2) families.

DWELLING, ROW HOUSE OR TOWN HOUSE
Three (3) or more dwelling units attached at the side or sides, each unit of which has a separate outdoor entrance and is designed to be occupied by one (1) family.

DWELLING, SINGLE-FAMILY
A detached or attached dwelling designed to be occupied by one (1) family.

DWELLING, TWO-FAMILY
A dwelling designed to be occupied by not more than two (2) families living independently of each other.

FAMILY
One (1) or more individuals related by blood, marriage or adoption or not more than three (3) individuals who are not so related, living together as a single housekeeping unit in a dwelling and maintaining or using the same and certain other housekeeping facilities in common, as distinguished from a group occupying a boarding house, lodging house or hotel as defined in this Chapter.

FAMILY UNIT
A suite of one (1) or more rooms having separate cooking facilities, used as the domicile or home of one (1) family or household.

FRONTAGE
All the property on one (1) side of a street or place between two (2) intersecting streets or places (crossing or terminating) or if the street or place is a dead end, then all of the property abutting on one (1) side between an intersecting street or place and the dead end.

GARAGE, COMMUNITY
Any building or premises, other than a public, private or storage garage, providing storage for power-driven vehicles, having no service facilities other than for washing; such garage to be in lieu of private garages for occupants of abutting properties.
GARAGE, PRIVATE
An accessory building used exclusively for housing power-driven vehicles which are the property of and are used by the occupants of the lot on which the same is located.

GARAGE, PUBLIC
Any building or premises used for the storage or care of power-driven vehicles where any such vehicles are equipped for operation, repaired or kept for remuneration, hire or sale.

GARAGE, STORAGE
Any building or premises, except those defined as a community, private or public garage, providing storage of power-driven vehicles and having no service facilities other than for washing.

GROUP HOME
Any home in which eight (8) or fewer unrelated mentally or physically handicapped persons reside, and may include two (2) additional persons acting as houseparents or guardians who need not be related to each other or to any of the mentally or physically handicapped persons residing in the home.

HEIGHT OF BUILDING
The vertical distance measured from the highest of:

1. The curb level;
2. Mean street grade in case curb has not been constructed; and
3. The average level of the finished surface of the ground within ten (10) feet of the building where the building sets back ten (10) feet or more from the street line to the level of the highest point of the roof beams of flat roofs or roofs not inclining more than one (1) inch to the foot and the mean height level between eaves and ridges for other roofs.

HEIGHT OF YARD OR COURT
The vertical distance from the lowest level of such yard or court to the highest point of any boundary wall.

HOME OCCUPATION
Any occupation carried on solely by the inhabitants of a dwelling which is clearly incidental and secondary to the use of the dwelling for dwelling purposes, which does not change the character thereof and which is conducted entirely within the main or accessory buildings; providing that no trading in merchandise is carried on and there is no display of merchandise or advertising sign other than one (1) non-illuminated nameplate not more than two (2) square feet in area attached to the main or accessory building, no mechanical equipment is used such as is customary for purely domestic or household purposes.

HOTEL
A building occupied or used as a more or less temporary abiding place of individuals or groups of individuals who are lodged with or without meals and in which there are more than twelve (12) sleeping rooms and no provisions for cooking in individual rooms.

INSTITUTIONAL USES
Those uses organized, established, used or intended to be used for the promotion of a public, religious, educational, charitable, cultural, social or philanthropic activity and normally operated on a non-profit basis.

JUNK
Old or scrap copper, brass, rope, rags, batteries, paper, trash, rubber debris, waste, or junked, dismantled, or wrecked automobiles, or parts thereof, iron, steel, and other old or scrap ferrous or nonferrous.

JUNKYARD
An establishment, area, or place of business maintained, operated, or used for the storing, keeping, buying, or selling of junk or for the operation of an automobile graveyard, garbage dump or sanitary fill.
KENNEL
Any lot or premises on which are kept four (4) or more dogs more than six (6) months of age.

LODGING HOUSE
A residential building where lodging only is provided for compensation to four (4) or more, but not exceeding twenty (20) persons and which does not contain more than twelve (12) sleeping rooms for the accommodation of paying guests.

LOT
A parcel of land occupied or intended for occupancy by a use permitted in the zoning ordinance, including one (1) main building together with its accessory buildings, the open space and parking spaces required by the zoning ordinance and having its principal frontage upon a street or upon an officially approved place. Each lot shall have a separate parcel number assigned according to the requirements of the City of Sikeston.

LOT DEPTH
The mean horizontal distance between the front and rear lot lines.

LOT FRONTAGE
A lot shall be deemed to front on that street on which it has its least dimension, unless otherwise specified by the City Engineer.

LOT LINE
A line dividing one (1) lot from another or from a street or any public place, the legal boundary line of a parcel of land. No person shall build across a lot line without first subdividing the property according to the requirements of the City of Sikeston.

LOT WIDTH
The mean horizontal distance between the side lot lines measured at right angles to the depth.

LOT, CORNER
A lot abutting upon two (2) or more streets at their intersection.

LOT, DOUBLE FRONTAGE OR THROUGH
A lot having frontage on two (2) non-intersecting streets as distinguished from a corner lot.

LOT, INTERIOR
A lot with frontage on only one (1) street.

MANUFACTURED HOME, CLASS A
A transportable structure intended for permanent occupancy as a residential unit, fabricated in a factory in compliance with Federal Manufactured Home Construction and Safety Standards, adopted June 15, 1976, as amended. It must carry the HUD seal of approval and comply with minimum standards for tie-down systems published by the Missouri Public Service Commission, and being fifteen (15) years old or newer at time of permit application for placement or relocation of the manufactured home on an appropriately zoned lot, except as further provided for in this Chapter.

MARIJUANA or MARIHUANA
Cannabis Indica, Cannabis Sativa, and Cannabis Ruderalis, hybrids of such species, and any other strains commonly understood within the scientific community to constitute marijuana, as well as seed thereof and resin extracted from the plan and marijuana-infused products. Marijuana does not include industrial hemp containing a crop-wide average tetrahydrocannabinol concentration that does not exceed three-tenths (3/10) of one percent (1%) on a dry weight basis, or commodities or products manufactured from industrial hemp.

MARIJUANA CULTIVATION FACILITY
A facility licensed by the State of Missouri to acquire, cultivate, process, store, transport, and sell marijuana, marijuana seeds, and marijuana vegetative cuttings to a medical, non-medical, or comprehensive marijuana facility as defined by State law, including a marijuana dispensary facility, marijuana testing facility, or marijuana-infused products manufacturing facility. [Ord. No. 6295, 1-30-2023]
MARIJUANA DISPENSARY FACILITY
A facility licensed by the State of Missouri to acquire, process, package, store, sell, transport, and deliver marijuana, marijuana seeds, marijuana vegetative cuttings, marijuana-infused products and drug paraphernalia used to administer marijuana as provided for in this Section to a qualifying patient, a primary caregiver, a consumer, or another marijuana dispensary facility, a marijuana testing facility, or a marijuana-infused products manufacturing facility.
[Ord. No. 6295, 1-30-2023]

MARIJUANA-INFUSED PRODUCTS
Products that are infused, dipped, coated, sprayed, or mixed with marijuana or an extract thereof, including, but not limited to, products that are able to be vaporized or smoked, edible products, ingestible products, topical products, suppositories, and infused pre-rolls, for legal medical or non-medical use.
[Ord. No. 6295, 1-30-2023]

MARIJUANA-INFUSED PRODUCTS MANUFACTURING FACILITY
A facility licensed by the State of Missouri, to acquire, store, manufacture, transport, and sell marijuana-infused products to a medical, non-medical, or comprehensive marijuana facility as defined by State law, including a marijuana dispensary facility, a marijuana testing facility, or to another marijuana-infused products manufacturing facility.
[Ord. No. 6295, 1-30-2023]

MARIJUANA TESTING FACILITY
A facility certified by the State of Missouri, to acquire, test, certify, and transport marijuana.
[Ord. No. 6295, 1-30-2023]

MICROBUSINESS DISPENSARY FACILITY
A facility licensed by the State of Missouri to acquire, process, package, store on site or off site, sell, transport to or from, and deliver marijuana, marijuana seeds, marijuana vegetative cuttings, marijuana-infused products and drug paraphernalia used to administer marijuana, to a consumer, qualifying patient, or primary caregiver, as those terms are defined by the State, anywhere on the licensed property or to any address as directed by the consumer, qualifying patient, or primary caregiver and, as otherwise allowed by law, a microbusiness wholesale facility, or a marijuana testing facility. Microbusiness dispensary facilities may receive transaction orders at the dispensary directly from the consumer in person, by phone, or via the internet, including from a third party. A microbusiness dispensary facility's authority to process marijuana shall include the creation of pre-rolls.
[Ord. No. 6295, 1-30-2023]

MICROBUSINESS WHOLESALE FACILITY
A facility licensed by the Department to acquire, cultivate, process, package, store on site or off site, manufacture, transport to or from, deliver, and sell marijuana, marijuana seeds, marijuana vegetative cuttings, and marijuana-infused products to a microbusiness dispensary facility, other microbusiness wholesale facility, or marijuana testing facility. A microbusiness wholesale facility may cultivate up to two hundred fifty (250) flowering marijuana plants at any given time. A microbusiness wholesale facility's authority to process marijuana shall include the creation of pre-rolls and infused pre-rolls.
[Ord. No. 6295, 1-30-2023]

NON-CONFORMING USE, BUILDING OR YARD
One (1) that does not, by reason of design or use conform to the regulations of the district in which it is situated.

OFF-STREET PARKING AREA
An area including one (1) or more parking spaces, but not including any part of a public right-of-way.

OPEN PORCH
A roofed space attached to a building on one (1) side and open on the three (3) remaining sides.
PARKING SPACE OR STALL
A parcel of land or floor space containing a minimum area of one hundred sixty (160) square feet and having additional area adequate for ingress, egress and maneuvering of vehicles.

PERMIT
An official document issued by the City of Sikeston which authorizes permission for the construction, alteration, or demolition of any structure. The building permit application and review process ensures that the plans for construction comply with the City of Sikeston’s land use and construction standards. A permit is required if a person, firm, corporation is erecting, constructing, enlarging, altering, repairing, improving, removing, converting, moving, demolishing any building or structure. Each new residential or commercial structure shall be required to have its own lot and its own parcel number.

PLATTING EXCEPTIONS
Recording of a subdivision plat shall not be required in case of the sale or exchange of parcels or land between owners of adjoining properties for the purpose of adjustments in boundaries, provided that additional lots shall not thereby be created, that the exchange does not create additional building sites, that the original lots shall not be reduced below the minimum sizes required by this Chapter or the zoning ordinance, that the administrative officer shall have approved such adjustments of boundaries, and that a survey of the adjustments of boundaries is recorded with the Recorder of Deeds of Scott County, Missouri, and New Madrid County, Missouri.

QUALIFYING PATIENT
A Missouri resident diagnosed with at least one (1) qualifying medical condition.

RECREATIONAL VEHICLE
All vehicles and portable structures built on a chassis, designed as a temporary or permanent dwelling for travel, recreation and vacation use, including tent trailers, travel trailers and motor-driven vehicles.

RECREATIONAL VEHICLE PARK
Any plot of ground on which two (2) or more recreational vehicles, occupied for dwelling or sleeping purposes, are located, regardless of whether or not a charge is made for such accommodations.

RESUBDIVISION
A change in a map of an approved or recorded subdivision plat if such change affects any street layout on such map or area reserved thereon for public use, or any lot line; or if it affects any map or plan legally recorded prior to the adoption of any regulations controlling subdivisions.

SCHOOL
Any building which is regularly used as a public, private or parochial elementary and/or secondary school or high school.

SCRAPYARD
A place where scrap is collected before being recycled or discarded; a junkyard.

STABLE, PRIVATE
A stable with a capacity for not more than two (2) horses or animals.

STABLE, PUBLIC
A stable with a capacity for more than two (2) horses or animals.

STORY
That portion of a building, other than a basement, included between the surface of any floor and the surface of the floor next above it.

STORY, HALF
A space under a sloping roof which has the line of intersection of roof decking and wall face not more than three (3) feet above the top floor level; a half-story containing an independent family unit shall be counted as a full story for the purpose of height regulations.
STREET
A public thoroughfare fifty (50) feet or more in width which affords principal means of access to abutting property.

STREET LINE
The dividing line between the street and the abutting property.

STRUCTURAL ALTERATIONS
Any change in the supporting members of a building, such as bearing walls and partitions, columns, beams or girders or any substantial change to the roof.

STRUCTURE
Anything constructed or erected, the use of which requires more or less permanent location on the ground or which is attached to something having a permanent location on the ground.

TRACT
An area or parcel of land which the developers intend to subdivide or improve, or to cause to be subdivided or improved, pursuant to the requirements of this Chapter.

WRECK YARD
The location of a dismantling business where or decommissioned vehicles are brought, their usable parts are sold for use in operating vehicles, while the unusable metal parts, known as scrap metal parts, are sold to metal-recycling companies.

YARD
An open space, other than a court, on the same lot with a building, unoccupied and obstructed by any portion of a building from the ground upward, except as otherwise provided for in this Chapter. In measuring a yard for the purpose of determining its width or depth, the mean horizontal distance between the respective lot line and building shall be used.

YARD, FRONT
A yard extending across the front of a lot between the side lot lines and being the mean horizontal distance between the street line and the building or any projection thereof, other than steps, unenclosed balconies and unenclosed porches.

YARD, REAR
A yard extending across the rear of a lot measured between lot lines and being the mean horizontal distance between the rear lot line and the rear of the building or any projection other than steps, unenclosed balconies or unenclosed porches. On corner lots, the rear yard shall be considered as parallel to the street upon which the lot has its least dimension. On both corner lots and interior lots, the rear yard shall in all cases be at the opposite end of the lot from the front yard.

YARD, SIDE
A yard between the building and the side line of the lot and extending from the front line on the building of the rear yard.

SECTION III: General Repealer Section: Any ordinance or parts thereof inconsistent herewith are hereby repealed.

SECTION IV: Severability: Should any part or parts of this ordinance be found or held to be invalid by any court of competent jurisdiction, then the remaining part or parts shall be severable and shall continue in full force and effect.

SECTION V: Record of Passage:
A. Bill Number 6337 was introduced and read the first time this 26th day of February, 2024.
B. Bill Number 6337 was read the second time and discussed this 4th day of March, 2024, and voted as follows:

Lindsey, __________, Baker, __________, Leible, __________, Robison, __________
Teachout, __________, Williams, __________, and Turnbow __________.
hereby being ____________.
becoming ordinance 6337.

C. Ordinance 6337 shall be in full force and effect from and after \textit{Wednesday, April 3rd}, 2024.

\begin{verbatim}
Greg Turnbow, Mayor

Approved as to form
Tabatha Graham, City Counselor Seal / Attest:

Rhonda Council, City Clerk
\end{verbatim}
Council Letter

Date of Meeting: 24-03-04

Originating Department: Community Development Department

To the Mayor and City Council:

Subject: Bill 6338, Amend Chapter 405, Article IIIV – Division 14 Heavy Industrial District

Attachment(s):
1. Bill 6338

Action Options:
1. Second reading of Bill 6338
2. Other action Council may deem appropriate

Background:
This is to address the council's concerns for fence in IH Zones. Regulation for type, size, of fencing for these areas. Would require a tight board or block fence to reduce visibility of property and contents. Fencing should be no less than eight (8) feet tall. Incorporating policy for maintaining of fence and property to avoid a nuisance to adjacent area.

Staff seeks Council's approval.
BILL Number 6338  ORDINANCE Number 6338

THIS BILL AS APPROVED SHALL BECOME ORDINANCE NUMBER 6338 AND SHALL AMEND TITLE IV, CHAPTER 405, ARTICLE VII, DIVISION 14, SECTION 405.1120 IN THE MUNICIPAL CODE OF THE CITY OF SIKESTON, MISSOURI.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SIKESTON, MISSOURI AS FOLLOWS:

SECTION I: This Ordinance shall be codified in the City Municipal Code.

SECTION II: Title IV– Chapter 405 – Article VII, Division 14 Heavy Industrial District shall be amended as follows:

Section 405.1120. “IH” Heavy Industrial District.

E. The following standards and norms shall govern the operation of existing junkyard, salvage yard, wreck yard and/or automobile graveyards and shall apply to any said yards proposed or established in the future with reference to RSMo 226.650-226.720:

1. All junkyard, salvage yard, wreck yard and/or automobile graveyard shall be enclosed by a tight board fence or other screening fence. Contents of the yard must not be visible from any federal or state highway or streets of the city.

2. Fence shall be no less than eight (8) feet in height.

3. All structures and fences shall be submitted with drawings stamped by a licensed Missouri architect or engineer accompanied by a site layout to the Community Development Department for approval. Depending on the extent of work a Land Disturbance permit and/or Stormwater Pollution Prevention Plan (SWPPP) may be required before permitting.

4. A conditional use permit must be approved through the Planning and Zoning Commission with final approval by the City Council for this type of business.

5. All yards are not permitted to have open burning as part of the operation.

6. All yards shall be well maintained including fencing panels must not be in a state of disrepair, all grass and noxious weeds or other unsightly conditions be abated and not become a nuisance to the adjacent areas or along any federal or state highway or streets of the city or right of way.

7. All yards shall be operated in a manner consistent with all federal and state laws as well as city ordinances.

SECTION III: General Repealer Section: Any ordinance or parts thereof inconsistent herewith are hereby repealed.

SECTION IV: Severability: Should any part or parts of this ordinance be found or held to be invalid by any court of competent jurisdiction, then the remaining part or parts shall be severable and shall continue in full force and effect.

SECTION V: Record of Passage:

A. Bill Number 6338 was introduced and read the first time this 26th day of February, 2024.

B. Bill Number 6338 was read the second time and discussed this 4th day of March, 2024, and voted as follows:

Lindsey, __________ Baker, __________ Leible, __________ Robison, __________
Teachout, __________ Williams, __________ and Turnbow__________

hereby being ____________.

becoming ordinance 6338.

Page 1 of 2
C. Ordinance 6338 shall be in full force and effect from and after Wednesday, April 3rd, 2024.

Greg Turnbow, Mayor

Approved as to form
Tabatha Graham, City Counselor

Seal / Attest:

Rhonda Council, City Clerk
Council Letter

Council Letter: 24-03-04

Originating Department: Governmental Services

Subject: First Reading Bill #6339, Re-adoption of Fair Housing Policy

To the Mayor and City Council:

Attachments:
1. Bill 6339

Action Options:
1. Conduct first reading of Bill 6339
2. Other actions as Council may deem appropriate

Background:

Bill 6339 calling for the re-adoption of the City's Fair Housing Policy is being submitted for first reading. Annual re-adoption of this policy is required to maintain compliance with State CDBG funding requirements. Bill 6339 defines discriminatory practices and establishes a Fair Housing Committee to hear violations of municipal Fair Housing Complaints and eliminate alleged discriminatory practice by conference and conciliation. (The Housing Authority Board of Commissioners serves as the Fair Housing Committee.)

2nd reading of this bill has been scheduled for March 25, 2024.
THIS BILL AS APPROVED SHALL BECOME ORDINANCE NUMBER 6339, PROVIDING "FAIR HOUSING" FOR THE CITY OF SIKESTON, MISSOURI, DEFINING DISCRIMINATORY HOUSING PRACTICES, AND Creating A FAIR HOUSING COMMITTEE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SIKESTON, MISSOURI AS FOLLOWS:

SECTION I: This Ordinance shall not be codified in the City Municipal Code.

SECTION II: Declaration of Policy: The City Council of the City of Sikeston hereby declares it to be the public policy of the City to eliminate discrimination and safeguard the right of any person to sell, purchase, lease, rent or obtain real property without regard to race, sex, color, national origin, ancestry, religion, religious affiliation, handicap and without regard to whether a family has children. This ordinance shall be deemed an exercise of the police powers of the City of Sikeston, Missouri, for the protection of the public welfare, prosperity, health and peace of the people of Sikeston.

SECTION III. Definitions. For the purpose of this ordinance, the following terms, phrases, words and their derivations shall have the meaning given herein unless the context otherwise indicates.

A. Person shall include any individual, firm, partnership or corporation.

B. Aggrieved Person shall include any person who is attempting to provide housing for himself and/or his family in the City of Sikeston, Missouri.

C. Discriminate shall mean distinctions in treatment because of race, sex, color, religion, handicap, familial status or national origin of any person.

SECTION IV. Discriminatory Practices. It shall be a discriminatory practice and a violation of this ordinance for any person to:

A. Refuse to sell or rent after the making of a bona fide offer, or to refuse to negotiate for the sale or rental of, or otherwise make unavailable or deny, a dwelling to any person because of race, sex, color, religion, religious affiliation, handicap, familial status, or national origin of any person.

B. Discriminate against any person in the terms, conditions, or privileges of sale or rental of a dwelling, or in the provision of services or facilities in connection therewith, because of race, sex, color, religion, religious affiliation, handicap, familial status, or national origin.

C. Make, print, or publish, or cause to be made, printed or published any notice, statement, or advertisement, with respect to the sale or rental of a dwelling that indicates any preference, limitation, or discrimination based on race, sex, color, religion, religious affiliation, handicap, familial status, or national origin, or an intention to make any such preference, limitation, or discrimination.

D. Represent to any person because of race, sex, color, religion, religious affiliation, handicap, familial status, or national origin that any dwelling is not available for inspection, sale or rental when such dwelling is in fact so available.

E. For profit, to induce or attempt to induce any person to sell or rent any dwelling by representations regarding the entry or prospective entry into the neighborhood of a person or persons of a particular race, sex, color, religion, religious affiliation, handicap, familial status, or national origin.

F. Bars discrimination in the sale or rental of housing on the basis of a handicap, and requires the design and construction of new multi-family dwelling with four (4) or more units to meet certain adaptability and
accessibility requirements.

G. Bars discrimination in the sale or rental of housing because a family has children, but exempts certain types of buildings that house older persons, e.g. Section 202 housing.

SECTION V: Discrimination in the Financing of a House. It shall be unlawful for any bank, building and loan association, insurance company or other corporation, association, firm or enterprise whose business consists in whole or in part in the making of commercial real estate loans, to deny a loan to a person applying therefore for the purpose of purchasing, constructing, repairing, or maintaining a dwelling, or discriminate against any person in the fixing of the amount or conditions of such loan, because of the race, sex, color, religion, religious affiliation, handicap, familial status, or national origin of such person or of any person associated with him in connection with such financing.

SECTION VI. Exemptions. The provisions of this ordinance and particularly Section IV hereof, shall not apply to the following:

A. The sale or rental of a dwelling unit in a building, which contains housing accommodations with no more than four (4) families living independently of each other, if the owner resides in one of the units.

B. Housing need not be made available to a person who is a direct threat to the health or safety of others or who currently uses illegal drugs.

C. Religious organizations and private clubs may limit the sale, rental or occupancy of housing owned or operated for other than a commercial purpose, to their members.

D. Any single family house sold or rented by an owner provided that such house is sold or rented:

1. without the use of sales or rental facilities or services of real estate brokers, agents, salesmen, or persons in the business of selling or renting dwelling, and
2. without the publication, posting or mailing of any advertisement in violation of Section 3c of this ordinance.

provided however, that:

1. nothing in this provision shall prohibit the use of attorneys, escrow agents, abstractors, title companies, and other such professional assistance as necessary to perfect or transfer the title, and
2. that any such private individual owner does not own any interest in, nor is there owned or reserved on his behalf, under any express or voluntary agreement, title to or any right to all or a portion of the process, from the sale or rental of more than three such single family houses at any one time.

E. For the purposes of subsection e, a person shall be in the business of selling or renting dwelling if:

1. he has, within the preceding twelve months, participated as a principal in three or more transactions involving the sale or rental of any dwelling or any interest therein, or
2. he has, within the preceding twelve months, participated as an agent, other than in the sale of his own personal residents in providing sales or rental facilities or sales or rental services in two or more transactions involving the sale or rental of any dwelling or any interest therein, or
3. he is the owner of any dwelling designed or intended for occupancy, by or occupied by five or more families.

SECTION VII. Administration:

A. There is hereby created a Fair Housing Committee whose membership shall consist of five members, who shall be appointed by the Mayor of the City with the approval of the City Council.
B. Every complaint of a violation of this ordinance shall be referred to the Fair Housing Committee. The Fair Housing Committee shall forthwith notify the person against whom the complaint is made. The identity of the aggrieved person shall be made known to the person against whom the complaint is made at that time. If the Fair Housing Committee, after investigation, finds there is no merit to the complaint, the same shall be dismissed. If the Fair Housing Committee finds that there is merit in the complaint, in their opinion, then and in that event, the Fair Housing Committee will endeavor to eliminate the alleged discriminatory practice by conference and conciliation.

C. If the Fair Housing Committee is unable to eliminate the alleged discriminatory practice by a conference and conciliation, then and in the event, the Fair Housing Committee shall forward said complaint to the City Attorney for handling. The final determination of whether or not to prosecute on said complaint shall be left to the City Attorney.

SECTION VIII. Enforcement.
A. Any person convicted of a violation of this ordinance shall be punished by a fine of not more than two hundred ($200.00) or confinement in the County jail for not more than thirty (30) days, or both such fine and imprisonment.

B. The City Attorney, instead of filing a complaint in Municipal Court of said City, may, as an alternative remedy, seek to have the alleged discriminatory practices abated by an action for an injunction to be maintained in the appropriate Circuit Court of the State of Missouri.

SECTION IX: General Repealer Section: Any ordinance or parts thereof inconsistent herewith are hereby repealed.

SECTION X: Severability: Should any part or parts of this ordinance be found or held to be invalid by any court of competent jurisdiction, then the remaining part or parts shall be severable and shall continue in full force and effect.

SECTION XI: Savings Clause. This ordinance shall not affect violations of any other ordinance, code or regulation of the City of Sikeston existing prior to the effective date hereof. Any such violations shall be governed and shall continue to be punishable to the full extent of the law under the provisions of those ordinances, codes or regulations in effect at the time the violation was committed.

SECTION XII: Record of Passage:
A. Bill Number 6339 was introduced and read the first time this 4th day of March 2024.

B. Bill Number 6339 was read the second time and discussed this 25th day of March 2024, and voted as follows:

Williams, __________, Lindsey, __________, Teachout, __________.
Baker __________, Leible, __________, Robison, __________.
Turnbow, __________, thereby being
______________, and
becoming ordinance 6339.

C. Ordinance 6339 shall be in full force and effect from and after April 24, 2024.

____________________
Greg Turnbow, Mayor
Approved as to form
Tabatha Graham, City Counselor

Seal / Attest

Rhonda Council, City Clerk
Council Letter

Date of Meeting: 24-03-04

Originating Department: Community Development Department

To the Mayor and City Council:

Subject: Bill 6340, Amend Chapter 205, Article VI, Section 205.310 – Keeping Livestock, Domestic Animals and Fowl

Attachment(s):
1. Bill 6340

Action Options:
1. First reading of Bill 6340
2. Other action Council may deem appropriate

Background:

The actions were asked for review by a citizen at a previous council Meeting. A group of city employees and two council members reviewed the old ordinance and have made the recommendation for the updated ordinance to be placed in the city code. This would allow six (6) chickens and change the boundaries to twenty-five (25) feet. Also added information regarding care or disposal of waste among other issues brought on by chickens.

Council's approval of the ordinance will be requested at the March, 25th 2024, meeting.
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SIKESTON, MISSOURI AS
FOLLOWS:

SECTION I: This Ordinance shall be codified in the City Municipal Code.

SECTION II: Title II– Chapter 205 – Animal Regulations - Article VI, Fowl, Wild and
Domesticated Animals shall be amended as follows:

Section 205.310. Keeping Livestock, Domestic Animals and Fowl.

No person shall keep or maintain horses or cows within one hundred fifty (150) feet of any residence or other dwelling place other than that of the owner, nor keep or maintain a combined total of three (3) or more rabbits, chickens, ducks, turkeys or other domestic fowl within one hundred fifty (150) feet of any residence or other dwelling place other than that of the owner; provided further, that nothing in this Chapter shall prevent the keeping of cows or cattle in any auction barn or veterinary hospital provided same are kept in a clean and non-odorous condition.

Chickens.

1. Living areas to be clean, inspections authorized.

All chicken houses, chicken tractors, and chicken pens wherein chickens are kept or permitted to be, shall be always maintained in a clean and sanitary condition, devoid of all rodents and vermin, and free from offensive, disagreeable or noxious smell or odor to the injury, annoyance or inconvenience of any inhabitant of the neighborhood. The health officer, animal control, any other city official may at any time inspect, or cause to be inspected, any structure or premises and issue any such order as may be necessary to carry out the provisions of this section.

2. Number and type of chickens allowed.

a. The maximum number of chickens allowed is six per tract of land regardless of how many dwelling units are on the tract.

b. Only female chickens are allowed. There is no restriction on chicken species.

3. Noncommercial use only; restrictions on slaughter.

It shall be unlawful to engage in chicken breeding or fertilizer production for commercial purposes. It is also unlawful for anyone to raise chickens for slaughter. Any chicken slaughtering shall only be conducted indoors and shall solely be for the purpose of the owner or keeper consuming them as food.

4. Enclosures.

a. Chickens shall always be kept in an enclosure or fenced area. Chickens shall be secured within a henhouse or chicken tractor during non-daylight hours.

b. Enclosures shall be kept in a clean, dry, odor-free, neat, and sanitary condition always.

c. Henhouses, chicken tractors and chicken pens shall provide adequate ventilation and adequate sun and shade and shall be impermeable to rodents, wild birds, and predators, including dogs and cats.

5. Henhouses, chicken tractors, and chicken pens.
a. Henhouses, chicken tractors, and chicken pens shall be designed to provide safe and healthy living conditions for the chickens while minimizing adverse impacts to other residents in the neighborhood.

1. Henhouses, chicken tractors, and chicken pens shall be enclosed on all sides and shall have a roof and doors. Access doors shall be able to be shut and locked at night. Opening windows and vents shall be covered with predator and bird proof wire of less than one-inch openings.

2. The materials used in making henhouses, chicken tractors, and chicken pens shall be uniform for each element of the structure such that the walls are made of the same material, the roof has the same shingles or other covering, and any windows or openings are constructed using the same materials. The use of scrap, waste board, sheet metal, or similar materials is prohibited. Henhouses, chicken tractors, and chicken pens shall be well maintained.

b. Henhouses, chicken tractors and chicken pens shall only be in the rear yard and shall be at least ten feet from any property line and at least 25 feet from any principal structure on an adjacent property.

6. Chicken pen.

Any enclosed chicken pen shall consist of sturdy wire or wooden fencing. The pen shall be covered with wire, aviary netting, or solid roofing.

7. Odor and noise impacts.

a. Odors from chickens, chicken manure or other chicken related substances shall not be perceptible at the property boundaries.

b. Perceptible noise from chickens shall not be loud enough at the property boundaries to disturb person(s) of reasonable sensitivity.


The chicken owner shall take necessary action to reduce the attraction of predators and rodents and the potential infestation of insects and parasites. Chickens found to be infested with insects and parasites that may result in unhealthy conditions to human habitation may be removed by an animal control officer.

9. Feed and water.

Chickens shall always be provided with access to feed and clean water. The feed and water shall be inaccessible to rodents, wild birds, and predators.

10. Waste storage and removal.

The chicken owner shall provide for the storage and removal of chicken manure. All stored manure shall be covered by a fully enclosed structure with a roof or lid over the entire structure. No more than three cubic feet of manure shall be stored. All other manure not used for composting or fertilizing shall be removed. The henhouse, chicken tractor, chicken pen and surrounding area shall be kept free from trash and accumulated droppings. Uneaten feed shall be removed in a timely manner.

11. Chickens at-large; dangerous animals.

a. Chickens shall always be kept in a proper chicken house, chicken tractor, or chicken pen. No owner or keeper of any chicken shall permit or suffer such chicken to run at-large outside the chicken
house, chicken tractor, or chicken pen, or outside of the premises of the owner or keeper, or to annoy, impair or disturb the peace, comfort, health, or safety of the residents of the city.

b. No dog or cat which kills a chicken will, for that reason alone, be considered a dangerous or vicious animal.

12. Unlawful acts.

a. It shall be unlawful for any person to keep chickens in violation of any provision of this section.

b. It shall be unlawful for any owner, renter, or leaseholder of property to allow chickens to be kept on the property in violation of the provisions of this section.


Any violation of this section that constitutes a health hazard or that interferes with the use or enjoyment of neighboring property is a nuisance and may be abated under the general nuisance abatement provisions.


Each day that a violation of this section continues is a separate offense.

SECTION III: General Repealed Section: Any ordinance or parts thereof inconsistent herewith are hereby repealed.

SECTION IV: Severability: Should any part or parts of this ordinance be found or held to be invalid by any court of competent jurisdiction, then the remaining part or parts shall be severable and shall continue in full force and effect.

SECTION V: Record of Passage:

A. Bill Number 6340 was introduced and read for the first time this 4th day of March 2024.

B. Bill Number 6340 was read the second time and discussed this 25th day of March 2024, and voted as follows:

Lindsey, ________, Baker, ________, Leible, ________, Robison, ________
Teachout, ________, Williams, ________, and Tymbow________.

hereby being ________________.

becoming ordinance 6340.

C. Ordinance 6340 shall be in full force and effect from and after Wednesday, April 24th, 2024.

__________________________
Greg Turnbow, Mayor

Approved as to form
Tabatha Graham, City Counselor

Seal / Attest:

__________________________
Rhonda Council, City Clerk
Date of Meeting 24-03-04

Originating Department: Public Works

To the Mayor and City Council:

Subject: Award Multiple Bids for Mowing Contracts

Attachments:
1. Bid Tabulation sheet for 24-28 through 24-53 w/staff recommendations highlighted.

Action Options:
1. Award contractual mowing services as recommended by staff.
2. Other action the City Council deems appropriate.

Background:

Staff opened bids for contractual mowing services on Monday, February 12 for the 2024-2025 contract period with six mowing contractors submitting bids. A bid tabulation sheet with the results is attached. A bid review committee of Brian Dial, Darren Martin, Leann Simmons, and Jessica Britton reviewed the bids. Staff’s recommendations for the bid awards are highlighted on the bid tab sheet as follows. Amounts shown are per mowing prices.

**Bootheel Exteriors Land Management** – Dudley Park, $190; R.S. Matthews Park, $220; Roberta Rowe Park, $210; Rose Parkway ROW, $200; Rotary Park, $200; US61 Hwy ROW, $90.

**Lawn Plus & More, LLC** – Bollweevil Blvd., $40; Broadway, $90; Malone ROW East, $325; Malone Park, $65; Plantation Blvd., $120; Rose Parkway ROW, $180; Tanglewood Blvd., $40; P.A.W.S., $90.

**Nance Handyman Services** – Armory Park, $40; Cemetery, $500; Central Park, $100; Clayton Park, $100; Mary Lou Montgomery Park, $100.

**Walter’s Lawn Care** – Allen Blvd. median, $95; Davis Blvd., $95; Industrial Park, $370; Lincoln Memorial, $225; Malone Row West & Legion Park, $250; North End Park, $30; Veteran’s Park, $150.
Currently the 2024-2025 contracts total $86,535.00 per mowing season or $173,070.00 for the term of the two-year contract. The 2022-2023 mowing contracts totaled $90,535.00 per year which is $180,210.00 over the two-year term; so, there was a $3,570.00 decrease per year which totals an decrease of $7,140.00 over the two-year contract period.

In addition, we requested bids from the vendors for an “emergency mowing” quote – an hourly rate to mow derelict properties on which Code Enforcement has received complaints with a response time of two business days. Walter’s Lawn Care bid $30 per hour and will be first on the call list.

Staff recommends awarding multiple contract bids to the contractor’s listed.
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Chairman: Brian Dial
Verifier: Darren Martin
Recorder: Leann Simmons
Council Letter

Date of Meeting        24-03-04
Originating Department: Public Works

To the Mayor and City Council:

Subject: Award Project #24-62 – Spring Cleanup – Fields 1-8; Sikeston Complex

Action Options:
1. Award Bid
2. Other action the City Council deems appropriate.

Background:

Staff will be opening proposals on Monday, March 4th, 2024 for the cleanup and renovation of baseball/softball fields 1-8 at Sikeston Recreation Complex. We anticipate to receive proposals from at least two vendors: Turf Renovations, LLC of Portageville, MO and St. Louis Ballfields and Turf, LLC of St. Louis.

We will present our recommendation at the council meeting for council review and approval. This is a budgeted item.
Date of Meeting  24-03-04

Originating Department: Public Works

To the Mayor and City Council:

Subject: Award RFQ #24-63 Design Engineering Services for Compress Road Bridge Project (MoDOT #BRO-128(001))

Action Options:
1. Award Selection of Design Engineering to Waters Engineering
2. Other action the City Council deems appropriate.

Attachment(s):
1. None

Background:

The City of Sikeston was awarded project funding for the replacement of the bridge on compress road west of the power plant. Agreements have been executed and a DBE Goal for the consultant contract has been set by MoDOT. We now need to proceed with a design consultant.

For this project, staff is recommending using the LPA On-Call Consultant list from MoDOT. Staff has reviewed the list for structures and given consideration to a few of the firms listed. Further, we have discussed our recommendation with the professional services committee this past week. Staff and the professional services committee are recommending the city select Waters Engineering as our design consultant utilizing MoDOT’s on-call consultant list. Further we wish for this approval to include the authorization for Staff to negotiate and execute an engineering services contract for design services only.

Due to constraints of the on-call consultant process, we will be posting an RFQ for construction inspection services at a later date.