



105 E. Center Street
Sikeston, MO 63801
573-471-2512
www.Sikeston.org

TENTATIVE AGENDA

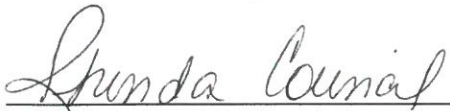
REGULAR CITY COUNCIL MEETING SIKESTON CITY HALL

Monday, March 25, 2019
7:30 A.M.

- I. CALL TO ORDER
- II. RECORD OF ATTENDANCE
- III. OPENING PRAYER
- IV. PLEDGE OF ALLEGIANCE
- V. ITEMS OF BUSINESS
 - A. Interim Appointment to Housing Authority Board
 - B. 1st Reading, Bill #6136, Fair Housing
 - C. 1st Reading, Bill #6140, Amend Title V, Chapter 505, Article III – Obstructing Public Way
 - D. Authorization to Purchase Salt Storage Building
 - E. Authorization to Execute Contract For City Counselor
 - F. Award Farm Lease Bid
 - G. Other Items As May Be Determined During the Course of the Meeting
- VI. ADJOURNMENT INTO EXECUTIVE SESSION

Litigation (RSMo 610.021(1))
- VII. ADJOURNMENT

Dated this 20th day of March 2019.


Rhonda Council, Deputy City Clerk

Council Letter

Council Letter: 19-03-25

Originating Department: Department of Governmental Services

To the Mayor and City Council:

Subject: Interim Appointment to Housing Authority Board

Action Options:

1. Make interim appointment for term ending September 2020
2. Other action as Council may deem appropriate

Background:

On February 25, 2019 staff received notification from Kathy Teachout of her resignation from the Housing Authority Board of Commissioners. Mrs. Teachout was serving her first term, ending in September 2020.

Our Resource Bank currently has one application on file – Britt McConnell.

Staff is requesting Council proceed with the interim appointment to the Housing Authority Board. Current Commission members are John Leible, Harry Howard, Gordon Waller and Housing Authority Resident Representative Alice Tharp.

Council Letter

Council Letter: 19-03-25

Originating Department: Governmental Services

Subject: First Reading Bill 6136, Re-adoption of Fair Housing Policy

To the Mayor and City Council:

Attachments:

1. Bill 6136

Action Options:

1. Conduct first reading of Bill 6136
2. Other actions as Council may deem appropriate

Background:

Bill 6136 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 6136 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.)

Council action on this Bill has been tentatively scheduled for April 1.

Council Letter

Date of Meeting: 25-03-25

Originating Department: Code Enforcement Department

To the Mayor and City Council:

Subject: Bill 6140, Corner Lot – Planting Restrictions Modification

Attachment(s):

1. Bill 6140
2. Fence Permit Supplement

Action Options:

1. First Reading of Bill 6140
2. Other action Council may deem appropriate

Background:

In reviewing the current municipal code for fence location and height violation criteria for corner lots, our current code indicates two (2) feet maximum height as the violation standard and a sight zone of twenty (20) feet for all corner lots as the violation standard.

To keep the ordinance consistent with current fence construction methods and home construction set back requirements staff would like to update our ordinance to indicate three (3) feet as being the maximum height as the violation standard for fence height pertaining to corner conditions and a twenty-five (25) feet sight zone as the standard for corner lots as the violation standard.

We will ask for council's approval of this ordinance at the April 1st council meeting.

Fence Permit Supplement

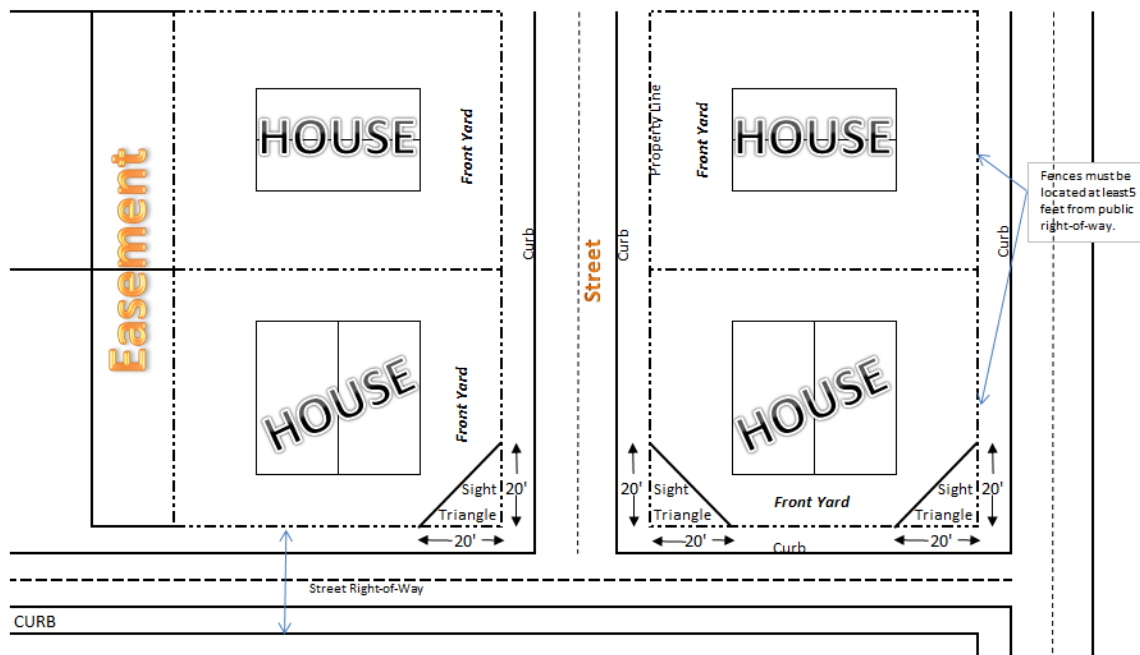
PLOT PLAN REQUIREMENTS

A plot plan must be submitted with the application in order to process the permit. The plot plan must include the following information:

- ❖ Location of all property lines
- ❖ Location of all existing structures
- ❖ Location of existing or proposed pools/spas
- ❖ Location of existing fencing on the property to remain in place and/or replaced
- ❖ Location of gates
- ❖ Location of utility easements
- ❖ Location of drainage easements

FENCE REGULATIONS

1. Fences must be located on private property built with consent of the property owner.
2. Fencing or shrubs along **sight triangle** of yard cannot exceed 36" (inches) in height.
3. Fences must be located at least 5' (feet) from street or public right-of-way.
4. No fence may be located within a **sight triangle**. (See Illustration Below)
5. Fences may not be located in any type of easement.
6. Fence height cannot exceed 6' (feet) above grade.
7. Owner should consult restrictive neighborhood covenants.
8. Finished surfaces must face outward from the property (where fronting public right-of-way).
9. Fences used to enclose pools and spas must be installed per the International Swimming Pool and Spa Code.



Council Letter

Date of Meeting: 19-03-25

Originating Department: Public Works Department

To the Mayor and City Council:

Subject: Authorization to Proceed with Purchase of Salt Storage Fabric Building

Attachments:

1. Quotation from Clear Span Fabric Structures International
2. Building Specifications
3. Current Salt Storage Building Photo`s

Action Options:

1. Authorization to proceed with purchase Salt Storage Fabric Building
2. Other action the City Council deems appropriate

Background:

Staff would like to purchase a fabric building from Clear Span Fabric Structures International. The fabric building will replace the existing salt storage structure in use now at the Public Works Complex. The new building will be used to store road salt for winter storm events. The existing building is in disrepair and will be demolished.

The cost of the new structure will be \$30,214.00. This price includes the structure, ventilation kits, a walk-in door, a 14 foot garage door and end walls. Staff budgeted \$29,500.00 for this purchase, but there were additional engineering fees that increased the price.

Clear Span Fabric Structures International holds the Source Well (NJPA) Contract for this item; therefore, it does not require a bid-out procedure.

We seek Council's approval to proceed with the purchase.



Corporate Offices

1395 John Fitch Blvd., South Windsor, CT 06074

Phone: 1.866.643.1010 • International Phone: 860.760.0046
Fax: 1.860.760.0210 • Website: www.clearspan.com**Customer ID: 8877082****Quote Number: 930960****QUOTE**

Sourcewell Contract #: 030117-CSS

Page: 1 of 2

Quote To:DARREN MARTIN
SIKESTON
316 N WEST ST
SIKESTON MO 63801-5441
UNITED STATESPhone: **5734753732**

dmartin@sikeston.org

Sales Person: BRAD WILLIAMS**Fax:** 860-760-0210

BWILLIAMS@CLEARSPAN.COM

Ship To:Sikeston
316 N West St

Sikeston, MO 63801-5441

Date: 3/5/2019**Expires:** 4/4/2019**Quote Total****30,214.00***CURRENT SOURECEWELL MEMBER ID INFORMATION**City of Sikeston
105 E Center St Ste A
Sikeston, MO 63801-4100**MEMBER ID# 79819*

+++++

USD

Line	Part	Description	Expected Qty	Unit Price	Ext. Price
1	100106	35W RD BY 75L TRUSS BLDG 15'OC 15/90 CAT1	1.00	15,871.00	15,871.00
2	100106	35W END WALL PACKAGE	2.00	2,645.00	5,290.00
3	116043FK	36"W X 36"H WALL LOUVER FABRIC KIT	2.00	196.00	392.00
4	115670FK	36"X80" LH OUTSWING WALK-IN DOOR KIT (FABRIC BLDG)	1.00	721.00	721.00

----- Kit Components -----

Kit Seq.	Part Number	Description	Qty Per
4.001	115670	36"X80" COMMERCIAL	1.00 EA
4.002	115745	36" SINGLE DOOR	1.00 EA



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QUOTE

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Page: 2 of 2

7	115780N	DURACOIL BASIC 24GA- 12X14 DOOR	1.00	3,048.00	3,048.00
8	700001	CUSTOM DESIGN AND ENGINEERED DRAWINGS BUILDING	1.00	3,000.00	3,000.00
11	100007	SALE OF FREIGHT ESTIMATED	1.00	1,892.00	1,892.00

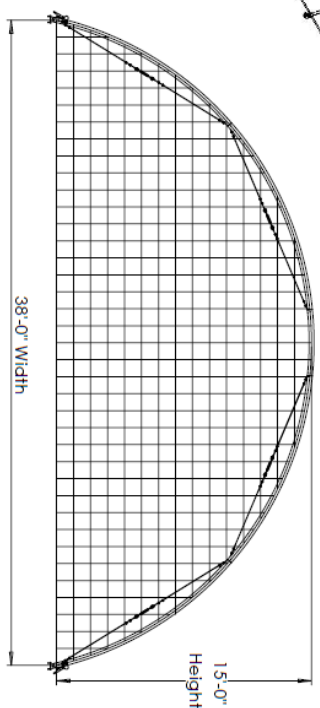
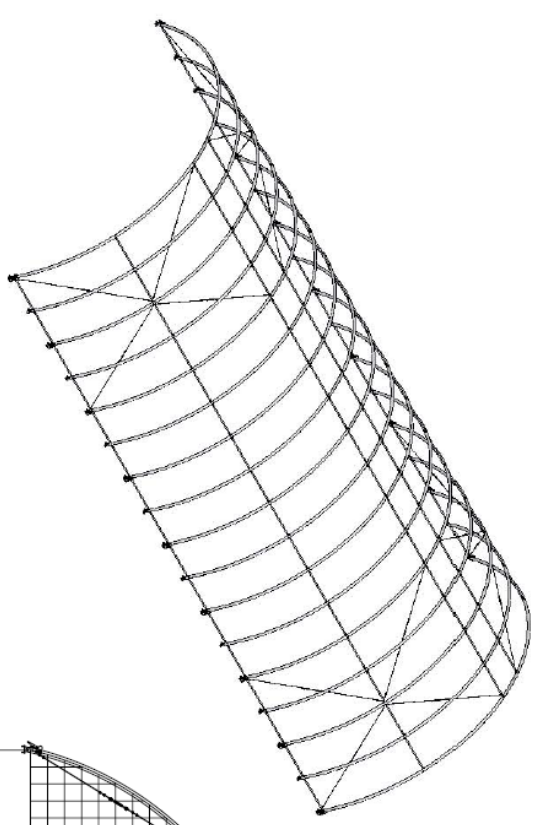
Please Note:

Additional Sales Tax will apply for materials and installation if the project is not tax exempt.

Lines Total	30,214.00
Line Miscellaneous Charges	0.00
Quote Miscellaneous Charges	0.00
Quote Total	30,214.00

PB00264R5

Freestanding Building



ISOMETRIC

FRONT

Grid Represents 12" Squares

Shelter Information

Width (Center - Center)	38'-0"	Purlin Tubing & # of Runs	105567 Purlin, 6 Runs
Height (Ground - Peak)	15'-0"	Cover Info	12.5oz, Skylight
Length (Center - Center)	80'-0"	Cover Conduit Tubing	1.66" Round
Side Wall Height	N/A	End Wall Door	N/A
Rafter Spacing	5'	End Wall Tubing	N/A
Rafter Tubing	3.50" Round	End Panel Info	N/A

Important: Read the instruction manual and the additional comments on the last page of this document before you begin construction.

CONTENT GUIDE

Only Applicable Pages Are Included

A	Title
B	Front Profile
C	Side Profile
D	Connection Call-Out
E	Connection Details
F	End Framing
G	Rafter Pipe Details
H	Cover and End Panel Details
I	New or Special Components
J	B.O.M.
K	Information



Engineering Services & Products Co.

A1-1.0

Shelter Sku Number	PB00264R5	Drawn By	JR
Shelter Dimensions	38'W x 15'H x 80'L	Creation Date	2/10/2006
Shelter Description	Freestanding Building	Last Revision Date	2/13/2006



Council Letter

Date of Meeting: March 25, 2019

Originating Department: City Manager

To the Mayor and City Council:

Subject: City Counselor Contract

Attachment(s):

1. Contract

Action Options:

1. Authorize City Manager to Execute Contract with Tabatha Thurman for City Legal Counselor Services.
2. Other Action Council May Deem Necessary.

Background:

Chuck Leible, the City of Sikeston's longtime attorney, has announced his intent to resign as City Counselor and scale back his law office practice in the coming year. His resignation is effective May 1, 2019. The City solicited letters of interest and qualifications from area attorneys. The Professional Consulting Committee reviewed the candidates and recommended to the full City Council that Tabatha Thurman be selected. On March 4, 2019, the City Council directed staff to negotiate a contract with Ms. Thurman. The contract is attached and staff seeks authorization to execute the contract. The effective date of the contract is April 1, which gives Mr. Leible and Ms. Thurman a month of overlap to transition active projects and historical records.

Contract for City Counselor

This agreement is made and entered into between the City of Sikeston, hereinafter called the "City," and Tabatha J. Thurman, hereinafter called the "Attorney."

1. Term. The City retains the Attorney for and during the period commencing April 1, 2019 through March 31, 2022, for the performance of legal services which include but are not limited to consulting and advising the City Manager, City Council and City Staff on legal issues, legal research, drafting ordinances and contracts, and attendance at meetings of the City Council, Planning and Zoning Commission, Board of Adjustments or any other meetings as directed by the City Manager or City Council.
2. Compensation. The City shall pay, on a monthly basis, an hourly rate of \$180.00 per hour for a minimum of 15 hours. In the event the Attorney exceeds 15 billable hours per month, then such additional time shall be paid at the rate of \$225.00 per hour.
3. Reimbursable Expenses. The City will reimburse the Attorney monthly for all reasonable and necessary expenses which may be paid or incurred by the Attorney on behalf of the City, but expenses shall not include standard items of office overhead such as postage, telephone calls, facsimiles, copies, computer/internet services, professional library expenses, or travel within Scott County or New Madrid County.
4. Termination. Either party may cancel this agreement on 90 days notice to the other party in writing.
5. Independent Contractor. The Attorney will act as an independent contractor in the performance of duties under this contract.
6. Non-Discrimination. The Attorney shall abide by the City's equal employment opportunities policy, which is that the City provides equal employment opportunities to all employees and applicants for employment and prohibits discrimination and harassment of any type with regard to race, color, religion, age, sex, national origin, disability status,

genetics, protected veteran status, sexual orientation, gender identity or expression, or any other characteristic protected by federal, state or local laws.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seal this _____ day of March, 2019.

CITY

ATTORNEY

Jonathan M. Douglass, City Manager

Tabatha J. Thurman, City Counselor

Council Letter

Date of Meeting: March 25, 2019

Originating Department: City Manager

To the Mayor and City Council:

Subject: North Industrial Park Farm Lease Bids

Attachment(s):

1. None.

Action Options:

1. Authorize Mayor to Execute Farm Lease with Brian Ray for North Industrial Park Farm
2. Other Action Council May Deem Necessary.

Background:

The City of Sikeston owns approximately 342.64 acres of farmable ground in the North Industrial Park. Every three years the farm lease is put out to bid. Recently the City advertised for bids on the farm lease and received two bids:

- Brian Ray: \$58,248.80/yr, or \$170/acre
- Shawn and Jason Byrd (S&J Farms): \$40,831.00/yr, or \$119.17/acre

Staff recommends awarding the bid and authorizing the mayor to execute a lease with Brian Ray.