

CITY OF JENNINGS
CITY COUNCIL MEETING AGENDA
August 28, 2017
7:00 p.m.

PUBLIC HEARING: 6:30 p.m. – Public hearing to discuss the estimated reallocation of \$156,500 in Community Development Block Grant funds, which became available after January 1, 2017.

REGULAR MEETING:

A. CALL TO ORDER

B. PLEDGE OF ALLEGIANCE

C. ROLL CALL

D. APPROVAL OF AGENDA

E. APPROVAL OF MINUTES FROM THE REGULAR MEETING OF JULY 24, 2017

F. PRESENTATION OF PETITIONERS, REMONSTRATIONS, COMPLAINTS AND REQUESTS:

- A. Presentation from St. Louis County Police Department – Employee Recognition
- B. Presentation from Department of Corrections – Employee Recognition
- C. Presentation from Mayor Austin – Jennings School District
- D. Presentation from Mayor Austin – Outstanding Citizen – Matthew Hunter
- E. Comments by public. (Please sign in. Comments are limited to 3 minutes. See decorum ordinance.)
- F. Councilmember's Reports

G. MONTHLY DEPARTMENTAL REPORTS

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|------------|-------------------|----------------------------|-------------------------|
| A. Finance | D. Building Dept. | G. Public Works | J. Riverview Fire Dist. |
| B. Court | E. Sewer Lateral | H. Recreation | K. Emergency Management |
| C. Jail | F. Economic Dev. | I. St. Louis County Police | |

H. REPORTS OF COMMITTEES

- | | | |
|-------------------------|--------------------------|----------------------|
| A. Ways and Means Cmte. | E. Municipal League | I. Beautification |
| B. Public Works Cmte. | F. Plan Commission | J. Youth Commission |
| C. Building Cmte. | G. Policy Committee | K. Senior Commission |
| D. Park Cmte | H. Solid Waste Committee | |

I. LEGAL BUSINESS (PROPOSED ORDINANCES):

- A. An ordinance repealing certain portions of Article 2 Sect 7-16 of the Jennings Building Code
- B. An ordinance authorizing the approval and purchase of multiple real properties situated within the City of Jennings. MO
- C. ~~An ordinance repealing certain portions of Article 21 Section 21.4(b)(4) of the Jennings Zoning City Code regarding the size of political signs placed in R1, R2, R3 and planned unit development districts - DELETED~~
- D. An ordinance repealing certain portion of Article 8 Sect. 2 of the Jennings Code regarding LAGERS
- E. An ordinance authorizing the Mayor to execute an agreement between the City of Jennings and the Board of Trustees of the Missouri Local Government Employees Retirement System
- F. An Ordinance Terminating Tax Increment Financing within the Jennings Tax Increment Financing Area #1
- G. An ordinance authorizing the approval and execution of the settlement agreement – Buie vs City of Jennings

J. UNFINISHED BUSINESS:

K. NEW BUSINESS:

- A. Approve appointment of Joseph Turner to the Senior Commission for a 3-year term
- B. Approval of the Jennings Senior High School JAG (Jobs for America's Graduates) to adopt a street – 8900 block of Cozens
- C. Approval of Jennings Jr. High School to adopt a street – Hord Avenue (Cozens to Jennings Station Road)
- D. Approval of a tent sale at City Gear – 8005 W. Florissant Ave, Suite B2
- E. Approval of bills for payment
- F. Motion for closed session, legal and personnel (RSMO 610:021- 1,3)
- G. Approval of the 2017 CDBG Reallocation

L. MAYOR'S REPORT

M. CLOSED SESSION, LEGAL AND PERSONNEL (RSMO 610:021 –1,3)

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Relay Missouri (TDD) at 1-800-735-2460, 72 hours in advance of the meeting.

Minutes of the City Council Meeting
Jennings City Hall
August 28, 2017 - 7:00 pm

The two thousand three hundred sixty-sixth meeting of the Jennings City Council was held on Monday, August 28, 2017 at 7 p.m. at Jennings City Hall.

Public Hearings:

6:30 p.m. - Public hearing to discuss the estimated reallocation of \$156,500 in Community Development Block Grant funds, which became available after January 1, 2017

Mayor Austin opening the public hearing at 6:32 p.m. She called Mr. Henry Johnson to the podium to explain the public hearing agenda item.

Mr. Henry Johnson explained the purpose of the hearing is to openly discuss the reallocation of the CDBG (Community Development Block Grant) funds for the fiscal year of 2017. The funds have been applied for and approved. This discussion is for the reallocation of the fund, to do additional activities other than demolition, which is what the application was originally for. The city will now do several different activities, which will include providing engineering services for a project which will involve street lights, sidewalks, ADA compliant curbs, and street improvements along the targeted central development corridor. (Mr. Johnson provided the Council a copy of a map to illustrate the area). He explained the proposed development is in the fourth ward area at Garasche Avenue from Wilborn to Janet, where the street ties in with the new development that was done at Jennings Station Road. The project will include sidewalks on the north and south sides of the streets on Janet to Wilborn. Street lights will be installed to provide additional light, because the current lighting is limited. At each corner, there will be ADA compliant handicap curb ramps. This will provide access for pedestrians with disabilities and provide a sidewalk for the children to walk as opposed to walking in the street, which is a hazard to their safety.

Mr. Johnson explained that there is no set fund expenditure at this time. There is \$156,500 allocated. So the City is looking to utilize the funds to address the new activities. Mr. Johnson asked for questions and/or comments.

Councilwoman Anderson asked if the council already voted on these funds for demolition of houses. She asked how many houses were voted on. Henry clarified the vote that she is referencing is for the 2018 CDBG allocation. He explained that each year the City makes an application through the Community Development Block Grant program administrator, St. Louis County. The representative from the St. Louis County Community Block Grant was present at the meeting. The City submitted an application that the council voted on, for the 2018 funds. Mr. Johnson said this hearing is to address getting the project off the ground with the site improvement along the central corridor, where the new development will take place next year in the 4th Ward.

Councilwoman Anderson asked where the money was coming from. Mr. Johnson responded, the funds are coming from the CDBG funds that were awarded. The award amount for this year was actually \$186,800. Traditionally, the City has given a portion of the funds to the housing improvement program, operated through St. Louis County. The St. Louis County CDBG represented, Nikkie Thompson, stepped to the mic.

Nikkie said in 2017, the city applied for funding. She said out of the \$186,800, the city choose to put \$156,000 towards demolition and \$30,000 towards home improvements for 2017. There were about 17 properties selected for demolition.

Councilwoman Anderson asked when the houses are coming down. Nikkie replied that the point of the meeting is for the city to reallocate the funds for another project, so not all of the 17 properties will come down. Four of the properties will be demolished.

Councilwoman Anderson asked how many properties did the City vote on to be demolished. Nikkie responded with 17. Councilwoman Anderson clarified that only 4 of 17 properties will be demolished.

Mr. Johnson stated that the City would not have been able to take down all of the properties. The city has been amending and carrying over each year because there was not enough funds to demo all of the properties. He explained that usually there were properties that would be added to the demolition list for the next upcoming fiscal year, which has been done for the past several years. In discussions, the City wanted to take the opportunity to start putting something back, as opposed to continuing with demolition as the targeted activity. Now the City is looking to do the central corridor improvement with sidewalks, street lights, and street improvements.

Councilwoman Anderson asked if the City knew this was the plan when the council voted for the 17 properties to be demolished. Henry responded, no. He said the plan was before he was the Interim Director. Councilwoman Anderson clarified that this was presented when the previous Director, Kim, showed the council the videos of the houses that needed to come down. Mr. Johnson agreed.

Councilwoman Dugger asked if Councilwoman Anderson was asking about 17 houses that were on a list to be demolished that the city did a bid for. Mr. Johnson responded, NO. Councilwoman Dugger asked Mr. Johnson what he was saying was done before him. Mr. Johnson responded that the 2017 CDBG application was done before he became Interim Director for the Housing and Economic Development Department. She asked since he stepped in, what has changed? Mr. Johnson responded that the change has come from the discussions with Mayor Austin and her strategic plan for the City's future, which includes what can be done to improve the fourth ward redevelopment project area. The past activity has been only demolition. Councilwoman Dugger confirmed that the CDBG funds have been used previously just for demolition. She asked in clarifying that the funds are going to be used for something else. She clarified that the request is to take away from what the city originally said that they would be demolishing properties. Councilwoman Dugger said there were some properties that were in extreme condition and needed to come down. Henry said there were targeted properties that had been identified that they want to ensure would be demolished this year with the funds. He added that in the process, the City wanted to make sure they were doing something that was a turning point from continuous demolition to take it in the direction of redevelopment.

Councilwoman Dugger said there was a long process with completing the CDBG application. She asked if we are looking at a different way to use the funding that would start the application process again, which means what was done before was null and void. She continued with, the City has before had 15 properties on a list, not applied for properly, and had to do another long process which resulted in the 15 properties not being demolished until last year. Now the City has 2016 and 2017 properties that we are doing another application process for. She asked Mr. Johnson and Nikkie to help her understand.

Councilwoman Anderson asked how many houses were voted on. The response was 17. Councilwoman Dugger added that what was voted on was what had been submitted with the application for the CDBG grant. What is being said now is that the money will be used for more than demo, but other development pieces.

Councilwoman Dugger said cities do use the funds for those purposes. But out of the 17, there were a lot of properties that needed to come down. Henry stated that the city has a large bank of properties that need to be demolished. Councilwoman Dugger asked how the four of the 17 properties were chosen. Mr. Johnson continued with his remarks by saying the process (CDBG process) has been done solely for demolition. He referred to the documents that were distributed to the council which listed the eligible activities that can be undertaken with CDBG funds. He asked the council to look at item B, which referenced public facilities and improvements. He said at some point the city should want to put back into the community, as opposed to continuing to demolish, while still targeting properties to be demolished out of the

funds and do other activities. Mr. Johnson continued to explain that each application has the format that allows you to undertake certain activities. The city has only been doing demolition. The proposal with the reallocation of the \$156,500 to do an engineering design professional assessment of the area to put together the cost to do sidewalks and street lighting which will lend itself to the City being able to say to developers and entrepreneurs who come to our area, that the City is undertaking some improvements in the area.

Councilwoman Dugger asked Mr. Johnson for a better understanding of, when the council voted for the demolition of the 17 properties. The City sent out for bids for companies to bid on demolition of the 17 properties. There was a company that won the bid for the 17 properties. She asked if the company had been able to complete what they bid on. Nikkie explained that the project being discussed has not been bid, because the funds have not arrived. Councilwoman Dugger asked again if they are taking away from the 17 properties the council voted on. Nikkie responded no because the project had not been bid on. Dugger again said she was referencing the ones that had been bid and a company was awarded the bid. She asked for confirmation that those properties will come down.

Mr. Johnson stepped in to give clarity. He explained that the current demolition is from fiscal year 2015 funding, which includes about 16 properties. He said those are the properties from when the city had to resubmit the application because a step was missed. The step was done. The properties were bid out and the contract is starting this week with tap destroys on those properties. Councilwoman Dugger said she thought the properties were started already. Mr. Johnson informed her that she is confusing the funding years. There were two funding years (2015 and 2016). The 2016 properties were demolished first. The 2015 properties were delayed. They are going down now. He continued to say that the 2017 had not been awarded nor bid.

Councilwoman Dugger stated as a point of clarity that with the 17 properties, saying to Mr. Johnson, that he wants to reevaluate the CDBG funding, the way we get it and how we are going to allocate the use of the funds.

Mr. Johnson said what is being discussed at the hearing is the 2017 funding cycle that has not been bid nor awarded. There is just a list of properties. He said the City will continue to move forward with demolition, but at the same time, reallocate some of the funds to undertake different activities that will coincide with the redevelopment of the area, along with doing some demolition. The target is still to bring down properties. Mr. Johnson stated that if any of the council members were here about 5-6 years ago, you may remember that the City only demolished about 4-5 properties per year. Only recently, since 2013-2014, has the City been demolishing 8 - 15 properties, and it is increasing every year. The City is getting a larger bank of derelict properties falling into the demolition category. He hopes the council will think about how a developer will look at a site and they don't see anything going on in the neighborhoods other than demolition. They are unwilling to invest their money. But if they see the city undertaking activities to bring back streets, sidewalks, lighting, and other activities, they may be more willing to put their money on the table and take a chance with developing.

Councilwoman Jones asked Mr. Johnson of the total number of properties to come down currently with the 2015 and 2016 years. Mr. Johnson said he believed that in 2016 there were 10-12; 2015 there were 15-16. Councilwoman Jones said as a point of clarity that there will be 26 or so properties going down. She asked for a time frame for the demo. Mr. Johnson said the contractor just started doing tap destroys (utility disconnects) to take away the sewer, water, electric, etc. Then the demolition starts. That will happen within the next week or two. Councilwoman Jones asked when the project will be completed. She explained her reason for asking the questions is for accountability. It helps the council assess the number of properties being demolished within a reasonable timeframe. She said she wants to be clear on the number of properties to be demolished within a certain amount of time. She understands that the reallocation is a totally different project.

Mr. Johnson explained that he had exact numbers in his office. The approximate number is 26 or so properties coming down. He said the deadline for the contractor completion was the end

of August, but they will be granted an extension. They have also experienced delays in other municipalities. He reminded the council that this is the second project with the 24:1 group. The guidelines with the group are different. Councilwoman Jones asked if he estimated the project being completed within 60 days. Mr. Johnson said he was thinking they could be completed within 45 days. Nikki said the 2016 funded properties are already demolished. The contractors are currently working on the list of properties funded from the 2015 funds, which is approximately 10 -12 properties remaining. Councilwoman Jones clarified that the 2016 properties are down and the 2015 are coming down. She requested a list of the 2015 and 2016 properties and the addresses. Councilwoman Anderson asked what did the Council vote on. Councilwoman Dugger said the 2016 properties were what was voted on.

Councilwoman Dugger said she is not in any disagreement with moving the funds to do the best we can with the moneys the City can receive. The problem she wants the council to think about is the complaints that have been made for years regarding the types of properties that need to come down. She suggested taking care of what the council has been dealing with for years. Not moving away from the thought of reallocating the funds. She said the City has dealt with the demo issue for a long time and until that issue is fixed, the City shouldn't think about moving forward into something else at this point.

Councilman R. Epps said the demolition is not going to stop. He asked Mr. Johnson, how many buildings were we averaging per year. Mr. Johnson responded that the number has been going up due to more properties being added. Each year when the city doesn't demolish a property that needs to be demolished, other properties are still being added. Councilman Epps asked for the number of properties the city demolishes each year. Mr. Johnson started to explain the cost of the demolition. Councilman Epps asked him for the number of properties not the cost. Mr. Johnson explained that the number is derived from the cost. He said the cost of demolition has gone up. The average cost is \$12,000 per property. When you factor in the \$186,000 received in CDBG funds, the city can do about 16 properties. Councilman Epps said what he thinks the council is missing is that they will be without demolition. He said the demolition is still going to be in place. For years, the city has had a problem with blight and condemnation. But kids are walking in the street in the 4th ward. There are no sidewalks in the 4th ward. He said if the money can be used for lighting, curbs, sidewalks, it should be. The city should think about balancing the use of the funds. There can be so many demolitions and other improvements instead of taking all of the money every year to knock down condemned buildings and there is still no physical improvement for the neighborhood. He said the area needs sidewalks and lighting. The council agreed.

Councilwoman Dugger said fortunately and unfortunately, the grant is available but the city is limited as to what can be done. She reiterated that she doesn't want the council to forget that the residents have been saying for years that the homes need to come down. She continued with saying that it is a problem for the council to start a new process and not finish what they began.

Mayor Austin interjected that since she has been Mayor, she has been visiting other cities and talking to other Mayors to find out how they are getting resources and things done in the community. For example, by Lewis & Clark Library, there is nice lighting and streets in the City of Moline Acres. She said she went to Mr. Johnson to find out how the City of Jennings could do something different with its grant dollars to show in the fourth ward that houses are coming up there are nice streets and lighting. This is how the process started. The City has been doing the demolition. It's time to step out of the box. The demolition will not stop, but we must show a community that is moving up. That's why she requested to reallocate the fund for this year.

Councilman Stichnote asked if the other wards are getting demo too. Mayor Austin responded that she is not just looking at the CDBG funds. There are grants being researched from other sources. She said she is looking at grants that can help with streets and lighting. Mayor Austin explained that starting in ward 4 where there is a nice school. There are kids walking back and forth to school. She asked why the City can't start in that area to use these funds as an ideal model for the start.

Councilwoman Jones asked if this item was on the agenda to vote on later in the meeting. The item was not on the agenda. She said the Council could make a motion to add to the agenda.

Mayor Austin asked if there were any additional questions. There were none.

The public hearing to discuss the estimated reallocation of \$156,500 in CDBG funds was closed at 7:02 p.m.

The Regular Meeting of the Jennings City Council was called to order at 7:02 p.m.

REGULAR MEETING:

ROLL CALL

Present:

Mayor Yolanda Austin
Councilman Allan Stichnote
Councilwoman Miranda Jones
Councilman Terry Wilson
Councilwoman Francine Dugger

Councilwoman Phyllis Anderson
Councilwoman Julia Roberts
Councilman Rodney Epps
Councilwoman Carol Epps

Also present: Interim City Attorney, Sam Alton, and City Clerk, Deletra Hudson

Mayor Austin asked for an approval of the agenda with the deletion of agenda item I (c). On the motion made by Councilman Wilson, seconded by Councilman R. Epps, the Council voted all in favor to the request to delete agenda item I (c).

Councilwoman Jones made a motion to amend the agenda to add the Reallocation of CDBG funds to New Business as item G. The council voted in favor to add the item to the agenda.

APPROVAL OF AGENDA

On the motion made by Councilman Wilson, second by Councilman R. Epps, the City Council voted in favor to approve the agenda for August 28, 2017 with the deletion of item I (c) under Legal Business and the addition of item (g) under item K - New Business.

APPROVAL OF MINUTES FROM THE REGULAR MEETING OF July 24, 2017

On the motion made by Councilwoman Jones, second by Councilman R. Epps, the City Council voted in favor to approve the minutes from the regular meeting of July 24, 2017.

PRESENTATION OF PETITIONERS, REMONSTRATIONS, COMPLAINTS AND REQUESTS:

A. Presentation from St. Louis County Police Department – Employee Recognition

Captain Cox recognized Officer Matthew Grimes as Officer of the Month for July 2017. Captain Cox said he is statistically the most productive office during July, which includes arrests, citations, summons, and felony arrest. He loves working in the City of Jennings. Captain Cox presented him with a plaque and gift certificate. He said he appreciates Officer Grimes hustle. Every month he is in the top in productivity and an asset to the Jennings precinct.

B. Presentation from Department of Corrections – Employee Recognition

Lt. Neal recognized Correction Officer Candice Davis for Officer of the Months for the Department of Corrections. On August 15th, CO Davis found marijuana on a booking inmate that was overlooked by the arresting officer. CO Davis received a Certificate of Recognition.

C. Presentation from Mayor Austin – Jennings School District

Mayor Austin opened her presentation with stating that when we talk about inviting people into our city, the first thing they want to know is how are the schools. She said she attended the convocation for the Jennings School District. She was impressed with the accomplishments that had been achieved in the past school year.

Mayor Austin invited the school Superintendent, Dr. Art McCoy, to join her at the podium. She then call Ms. Melisha Carson to join them. Mayor Austin informed the public that after her first year of retirement, she did consulting work with one of the area charter schools. Ms. Carson was someone that she worked with for a few months. Mayor Austin said she was excited when she saw that Ms. Carson was working in Jennings. She presented a plaque for an Award of Excellence to Ms. Melisha Carson and Fairview Elementary school for obtaining 87.5% proficiency in math for the 2016-2017 school year. She announced that the school came in fifth in the State of Missouri.

Next, she called Dr. Charmyn Andrews to the podium. Mayor Austin awarded Dr. Charmyn Andrews and Jennings Jr. High School a plaque for an Award of Excellence for obtaining 92.3% attendance for the 2016-2017 school year.

Finally, Mayor Austin invited Dr. Rhonda Key to the podium. Mayor Austin awarded Dr. Rhonda Key and Jennings Sr. High School a plaque for an Award of Excellence for obtaining 100% graduation and career placement during the 2016-2017 school year.

D. Presentation from Mayor Austin – Outstanding Citizen for Matthew Hunter

Mayor Austin called nine year old Matthew Hunter to the podium. Matthew is a student at the Northview Elementary School. Mayor Austin met Matthew at the Jamboree. He introduced himself as a hero. Mayor Austin asked him how was he a hero. He told her his story. Matthew also sent Mayor Austin a letter explaining how he saved his aunt's life by calling 911 when she was experiencing a life threatening emergency. His aunt calls him her hero. Matthew was presented a Certificate of Recognition for his heroic act, along with recognition from Regions Bank and a \$50 deposit into a savings accounts for Matthew.

E. Comments by public

Marietta Beck of 5476 Hodiamont – She started her comments by wishing Mayor Austin Happy Birthday. She wanted clarity on the process for reporting dumping. She said someone dumped a lot of stuff in the alley of the 5400 block of Hamilton and Hodiamont on July 25 between 12:15 p.m. – 2:30 p.m. They first thought a pickup truck had dumped the items. She said she called the police and reported it. On July 31, she noticed the pile had grown bigger before 10 a.m. She again called the police to report it. The police department informed her that there was a police officer at City Hall that takes care of her types of complaints. So she called City Hall, who then informed her that Officer Voss handles the problems. She called St. Louis County Police Dept. again and asked for the officer who had given her the information. She said she asked the person answering the phone to give him a message to call her back. He did return her call. He gave her the name of a different police officer. She asked if they would have the officer call her. Now, almost four weeks later, she said she has not heard anything back. It appears that the trash belonged to a rental property that had been cleaned out and dumped. She and her mom went through the trash and found an address book with names and she also found photos.

She said she was confused about what should happen. She doesn't believe anyone has investigated the situation nor have they followed up with her. She asked if the City allows the landlord to continue to rent out to people when they violate the law.

Ms. Beck also asked what was going on with the houses being torn down on the 5700 block of Jennings Station Road and 5700 block of Janet. She said according the St. Louis County government site, almost all of the properties are listed under MSD.

Mayor Austin asked Mr. Johnson to respond. Mr. Johnson informed the public that the 5700 blocks of Janet and Jennings Station Road are being torn down for a MSD bio-retention area. He informed the public that flood issues occur when there is not enough storm sewers to take the water. The ground starts to get saturated. The EPA, in partnership with MSD, has started projects where they create giant rain gardens. That is the proposal at those locations. The City of Jennings is waiting to get a rendering of what the site will look like when it is completed. Mr. Johnson said it is his understanding that the area surrounding the perimeter should look like a walk park. There may be a walking trail with vegetation and grass in the middle, where the water ponds and builds up. The project is funded by MDS. Mayor Austin asked Mr. Johnson to get the address of the block of the complaint about the things in the alley so the City can follow up to make sure it has been entered in the computer.

Jane Brown of 2328 Ada Wortley – She thanked St. Louis County Police and Captain Cox for making two opportunities available to experience firsthand what it is like to interact with the St. Louis County Police personnel in various settings. Allen McDonnell and she volunteered to assist at the registration table on June 29th, the night of the first teen boxing match. The turnout was good. The teens performed well. Chief Belmar and each of his officers could not have been more gracious in extending their hospitality to her and Allen. They enjoyed being there. Starting on July 11th, about 16 people attended the Citizens Academy for the past six weeks. She said that was also a wonderful experience. Officer Trevor Voss coordinated the training sessions and tours of various facilities. He, along with Sgt. Perez and other administrative officers, provided an excellent overview of what happens behind the scenes to make this law enforcement department one of the best nationwide. It is a joy to see how the department works together with the spirit of team effort to serve and protect the citizens of the City of Jennings. The department utilizes state of the art equipment and can comfortably demonstrate their personal skills and expertise. The department doesn't need a teleprompter to present information and graciously answers the citizens' questions. She highly recommends any citizen of Jennings to take the opportunity to attend the St. Louis County Citizens' Police Academy the next time it is available.

Robert Cotton of 7119 Garesche – Mr. Cotton stated that he has been back and forth with the City in reference to the accessory building on his property. He said he has been back and forth to court. He asked the council to take a look at the letter he wrote to the Mayor and Inspection Department in reference to his property. Mr. Cotton said he is two feet from being in compliance with the side yard setbacks. He asked the if the city would allow him to cut off that two feet, and turn the roof 90 degrees where it would not be adjacent to anyone's property but his own. He said he has been a resident for quite some time and doesn't plan on moving. He asked the council to review a letter he wrote and possible discuss in executive session. He asked for permission to approach the dais.

Mayor Austin said she received the letter and would provide the Council with the letter. She also informed the council that Mr. Cotton's case is still in the hands of the courts.

Mr. Cotton said the judge asked him to come before the council to get some type of understanding. He is giving him 30 days from his court date. This is the reason for him coming to the council. He said by the time of the next council meeting, his 30 days would be up. Mayor Austin informed Mr. Cotton that the council cannot make a decision at the council meeting. She assured Mr. Cotton that the Council would receive a copy of his letter. Mr. Cotton said he had copies for the council.

Sam Alton, Interim City Attorney, said he was familiar with Mr. Cotton's case. He wanted everyone to be clear that the judge granted the request to continue the case. The judge did not ask Mr. Cotton to come before the council. He said he has seen the letter that Mr. Cotton referenced. Sam said it can be discussed in closed session. Mr. Cotton's case is set for trial next month.

Mr. Cotton said the judge told him to come back with something within 30 days. Sam said he didn't know that the judge meant something from the council.

Rose Mary Johnson of 2561 Center – She stated that she had two questions. The first one was what is going on with street cleaning. She lives in Ward 2. They are used to having the streets cleaned. The streets haven't been cleaned since May or April. The second question was in reference to a lot of people moving out of the homes in the Ward 2. Some of the people moving into the properties are questionable. She wanted to bring this to the council's attention. She plans to stay in the area. Her question is does the city still ask for building permits. She noticed that some of the neighbors don't have trash pickups and the kids don't go to school in the neighborhood.

Mayor Austin asked Ms. Johnson to give the city some addresses so that the Building Department can research for an occupancy permit and trash service.

Mayor Austin informed the residents that they are the eyes. She said staff is out there but the residents can help the city. She also told Ms. Johnson that the city will respond as to where we are with the street cleaning.

F. Councilmembers' Reports:

Councilman Allan Stichnote reported that on August 22nd, he completed the Citizens Police Academy. He highly recommend residents attend the academy the next time it is offered. He said they learned a lot. He said they will learn one more thing about the operations of the dispatching. He thanked Captain Cox and Sgt. Perez.

He said he attended the Business Watch Meeting on Friday, August 25th. There were discussions about the crime taking place on Jennings Station Road and West Florissant, but the overall crime for the city is down 20%.

He said he received calls about Public Works grass cutting. The reports are that they are going to properties where the front yards are already cut so the workers are not cutting the back yards. He asked if the grass crew will check the back yards. He said the neighbors are cutting the fronts. He said the citizens are saying that there are still complaints that no one is answering the phone at Public Works.

Councilman Stichnote said he talked to Bill a couple of weeks ago about the sweepers. The sweepers are very old from the early 1990's. They are not fixable so they are looking into buying a new sweeper.

Councilwoman Jones commended the public on doing a great job on the first day of school. It was an amazing day. She acknowledged the presence of the superintendent, board members and other members of Jennings School District at the council meetings. She expressed joy with seeing the kids going to school in the mornings.

She reported a light in the middle of the street on Cozens that was blocking the street. There was glass in the street. The street is kind of active. She started calling people because of the safety hazard. She thanked Bill, Public Works Director and the superintendent, for expressing urgency about the situation. She said at about 5:30 a.m., the area was marked off with yellow tape and the glass was cleaned up. The efforts were a display of teamwork between the school district and the City. She thanked them. She said the light is still there on the side of the street and understands that it will be removed. Councilwoman Jones said she wasn't sure who was in charge of removing the light but we need to figure out how to get the light removed.

Councilwoman Jones reported that she had couple of emails she responded to regarding the landfill on Scottsdale. There was a gate at the location that was being unlocked so people are going into the area to dump. Councilwoman Jones thanked the resident for the email and being proactive by notifying her about the issue. She said the City would not have known of this issue had she not acted proactively. Councilwoman Jones said she called and the area was locked the next day. However, she said there is still a big space in the gate where someone can still get through the gate. She reported that she is working on how that can be repaired so when it is locked, it is tight. She said Bill is looking into a replacement for the gate or fixing it so that there is no entry when it is locked.

Councilwoman Jones reported an email from a woman on St. Cyr Drive that included pictures of an overgrown property. She wanted to ensure the resident that she received her pictures but needs more details to help address the issue. She said it is on St. Cyr, so it may be Ward 2. She said she would share it with Terry to make sure the information comes together.

She thanked the public for coming to the meeting. She expressed the greatness with seeing new faces at the meetings. She welcomed Sam, new legal counsel. She said she is excited to have him. She stated that he is amazing and has a lot of experience in doing what he does. She expressed confidence in his experience to get the city to where it wants to go.

Councilman Wilson started with stating that it is good to see the school district at the meeting. He commended the school district on the Jamboree. He said this may have been one of the best Jamborees since starting. He said the district partnered with a lot of people to make it happen. That may have contributed to the success. There were a lot of partners who played a part in making sure the kids got what they needed for school and other resources to help them throughout the year. He invited the public to participate in the homecoming. He announced the homecoming parade on October 7th at 9 a.m. The parade starts at Fairview and goes down to Jennings Station Road to making a left on to Hord (passing the City Hall) then a right on to Cozens and ending at the high school. He said it would be great for the public to come out. He said in the past, they hadn't gotten the word out to the community. So he wanted to publicly request support of the homecoming and the football team on the new field. He reminded the community that they paid for the new lighted field. Councilman Wilson said the field is beautiful. He urged support of the Warriors who are 1 in 1 so far this year.

Councilman Wilson announced the First Responders Breakfast, honoring the first responders on 9/11. The breakfast will be September 11th at 8:30 a.m. He said there is a beautiful ceremony honoring the first responders. He encouraged the public to attend, get breakfast, and shake hands of the first responders to show appreciation for their services.

He asked Henry Johnson if he knew what Jennings Place is doing behind their facility. He asked if it was going to be a lake. People keep asking and he is also curious. Mr. Johnson responded that all new construction of an acre or more, requires them to have certain storm water facilities in place. That is one of the new rain gardens. He continued his response by saying, the same water feature is behind phase one. It will catch the storm water coming off of the parking lot and the downspouts from the roof. Councilman Wilson thanked Mr. Johnson for his response.

Councilman Wilson asked Captain Cox if there is a way to set up information about the Citizens Academy. He said he had a meeting with the River Roads Manors managers and some of the residents. He said he showed them a picture of the event from the graduation. He said they were very interested in the academy. He wanted to have some information at their facility about the academy since there is so much interest. Captain Cox responded that there are plans to have one class per year. He said if there is a lot of interest, they may consider having two classes. He said Sgt. Perez will be able to get the Councilman Wilson more information on what the course is about. Councilman Wilson thanked him and encouraged him to keep up the good work.

Councilman Wilson informed Henry Johnson of some complaints on Shady Grove. He said he would get him the addresses after the meeting. There are complaints of trash from an occupied residence. He asked Mr. Johnson to provide information on how organizations can adopt streets. He explained that along with the trash issue, he has been having discussions with people in different organizations who have expressed interest in adopting streets. Councilman Wilson said he thinks that will be a good way to help with the trash problem and get people involved with the community. He would like to pass the information along to the organizations. He informed Councilwoman Carol Epps that he has been getting complaints about trash pick-up delays and/or the trash isn't being picked up. She said she has also been getting the complaints. She said she thinks there will be a need to address with the trash provider, for both trash and recyclables. Councilman Rodney Epps said that when you call the trash provider, they will send someone back out. He said they have been calling them every week. Councilman Wilson said his house was skipped, so he knows of the issue personally. He said he called and informed them. Councilwoman Epps said she is prepared to review the contract.

He wished Mayor Austin a Happy Birthday.

Sam Alton responded about the trash issue. He recommended having a representative from the trash service provider at the next month's council meeting to explain what's going on. He said inform him that he has one more chance then the city will be reviewing the contract.

Councilwoman Francine Dugger she began by wishing Mayor Austin happy birthday. She addressed Henry Johnson regarding a dumpster that had been sitting on Murvale and the calls about the rats coming from the dumpster. She said there is an ordinance in place about how long a dumpster can sit on a property or in the area. She said the problem she discovered is that the dumpster didn't have a permit. She asked the inspectors to take a look at what's sitting on the streets and make sure they are properly permitted. She thanked Mr. Johnson for the follow up because it did get removed.

She said she listened to the meeting minutes from last month. She heard there was discussion about the Urban League issues. She said she and Mr. Johnson had talked since then, where she was informed that there was a meeting. Councilwoman Dugger said she doesn't know what happened the reason why she wasn't at the meeting because she called for the meeting. She said she went to the area. One of the residents spoke last month about the double fencing being an issue because there are weeds growing between the fences. There has been discussions over the past three months about the issue with the Urban League. She said she wants to figure out and talk to the residents who live around the area about the results of the meeting. However, she doesn't have any information from the meeting to share with the residents. She said she didn't have any emails or anything that said what was done in the meeting. She requested information on where the City is going with the issue. The trash is an issue. She said she heard Councilman R. Epps state, in the last meeting, that the residents should look out for what is going on in the community. Councilwoman Dugger said people are doing it at night. She said it is very dark at night where things are getting dumped. She said she has driven it and had to navigate the pot holes. She said it is pretty bad. She again asked for information in writing about the plan of attack for the Urban League issue.

Mayor Austin asked Mr. Johnson for an update. Mr. Johnson said they have been slow to respond and some no response. There have been meetings and discussions about what they are supposed to do and what they have been asked to do. Mr. Johnson said summons were issued today to the representative of the owners of the property. Property owners are out of state. The department will be issuing summons to the owner of record as well. Then there will be made a legal determination as to whether the City can go onto the property to clean it up, if the owners fail to do so. Councilwoman Dugger said there still have been meetings going and she is not aware of anything that is happening. She said she is not getting any emails or any correspondence on what is being done. She asked Councilman Wilson had he received anything. Councilman Wilson responded that he attended a meeting outside discussing the fencing. He said he did not participate in any discussion about trash. Their discussion was about fencing options.

Mayor Austin interjected that the City was trying to handle the issue properly. She said she consulted with the attorney because the City doesn't need any lawsuits. She said the City is taking the steps to now be at a point where they (the owners) have been served. After they have been served and they have been given time, our departments will clean it up and send them the bill. She said she will not do anything without taking those steps. She said unfortunately, it has taken a while, but there has been progress. Sam explained that the owners will have to appear in court and answer for their actions. Once they had a chance to come to court and the timeline passes, and they don't clean it up and they have been properly notified, the City can clean it up and place a lien on the property. They will also have to appear in court to answer for it.

Councilwoman Dugger asked if the two council people involved can copy the others to let them know what's going on. Mr. Johnson said he would get a packet together and get it to them as soon as possible. She said she walked around the block and talked to the neighbors. Councilwoman Dugger said she doesn't have anything to say to them. Sam said to Henry Johnson, if the owners don't clean up, in addition to the City having to clean it up and place a lien on the property, the city can explore declaring it a nuisance. Sam reiterated that the City is on top of the issue and will get it done. Councilwoman Dugger said the nuisance piece is already in place. Her next recommendation will be declaring it a nuisance property.

Councilwoman Dugger said she knows the City is working on the next newsletter. In the interim, she has had a request from residents about information. She knows there is information on the

website and on the marquee, people talk with each other. She said there are people still not getting information such as when are the council meetings. She said she had a suggestion to address the concern. In the middle of trying to do the newsletters, there could possibly be a monthly notice of the dates of the meetings in a flier that also says what is new in Jennings. The flier would provide basic information that people can come to City Hall and make copies if they wanted. Just let people know it's available at City Hall. It could be a flier that has meeting dates and says what is happening for the month. She said that was a request from one of the residents. She explained that some of them aren't on email and are not dealing with the website. She said the City wants to do what we possibly can to get the information out to everybody.

Councilwoman Dugger asked a coach in the audience if they were doing football on Northview's lot. She said watching the kids is the most relaxing things. She said her neighbors come outside to sit on their front to watch. She invited others to come see what the Coach Skip has done. She said it is peaceful to see the little ones playing. She said she remembered when her son played baseball on that field. Coach said the ages are 6 & 7. Councilwoman Dugger said they are next door to her. She looks out because she hears the whistle blow but other than that you don't hear anything. They are practicing and doing their cheers. She commended the coach. Councilwoman Dugger said the program is serving a single group. But they can't serve the thousands of children in the city. She acknowledged that the police department is serving a certain group. But they can't serve the other thousands. The Kiwanis Club is trying to serve. The school is definitely serving as many who live in Jennings as they can. She said she listened to the Building Committee's minutes as well. She said there are young girls walking down the street bored and telling her that they don't have anything to do. She said what this has said to her, since 2014 when she came on the council, was that the city needs to think about how to serve all of the children who want to be served, along with the seniors. There are sports, a lot about the boxing and that is wonderful. But let's still think about the recreation center. She thinks the City needs a recreation center. All of the entities can come together under a complete center that serves everybody. She said we will talk more about that. She thanked Kim and Coach Skip for the work they do with the kids.

Councilwoman Phyllis Anderson wished Mayor Austin a Happy Birthday. She reported that she and Councilwoman Roberts met with the 3rd Ward block unit captains. They discussed their concerns. It was decided that there would be a 3rd Ward clean up on September 23rd at 9 a.m. The Jennings School District will partner with them. She said Dr. McCoy has agreed to allow the students to work with the effort. The cleanup will start at Main and McLaran then go towards Kinamore or as far as they can get within three hours. She said upon completion, they will return to City Hall for a BBQ. Mr. Cotton will BBQ for all the participants.

She reported some complaints from Osborn. They called and stated that there were some cars on the streets with for sale signs. She said they went out and found the owner. The owner said they would be getting rid of the cars. There was also a call on the same street of drug traffic. She said she contacted Sgt. Perez who said he sent cars to the area.

Councilwoman Anderson thanked Public Works for getting some of the street signs up that were requested. She also announced the Public Works Committee meeting on Thursday, September 7th at 6 p.m.

Councilwoman Julia Roberts said she had the pleasure of riding with Mr. Johnson around the 3rd Ward to look at areas of concern and to get a better understanding of what an inspector does on a day to day basis when they go out to the field. She provided a list of concerns to Mr.

Johnson and read the list aloud to the public. The list came from her ride along and the request of the residents from the block unit meeting from Saturday, August 19th. Please find below items that need attention:

- (1) Sunbury-Fallen tree
- (2) Osborn- Unregistered car
- (3) 8337 Osborn- Dead tree
- (4) 8335 Osborn- Overgrown vegetation in rear
- (5) 7201 Albright-Check for occupancy because there is debris and overgrown vegetation
- (6) 7224 Albright- Mattress dumping
- (7) Sapphire Park- Environmental assessment
- (8) 7228 Marge and Side on Apricot- Grass cut
- (9) 5561 Sapphire-Trash bins out in middle of street
- (10) 5320 Fletcher- Tree from 5322 is falling into yard and damaging her property and fence (Owner has paid for repairs 3 times).
- (11) 5631 College- Grass cut (fire hydrant covered)
- (12) 7200 Marge- Grass cut
- (13) 7305 Esterbrook- Damaged steps and vegetation in rear that used to lead to Sapphire Park

She understood from the ride along that the City is interested in development. Mr. Johnson identified properties that can be rehabbed vs demolished. She did note the properties that needed demolition. Below is the list of proposed demolition:

- (1) 5631 College
- (2) 7200 Marge
- (3) 7209 Marge
- (4) 7203 Sapphire

Councilwoman Roberts said Marge Avenue headed towards Apricot is in serious need of paving. She said you can't drive the street without running into potholes.

She raised a question regarding why the shrubbery and overgrown vegetation is not being cut when the grass is cut. She asked about the policy for grass cutting/cutting overgrown vegetation. Councilwoman Roberts expressed concern with cutting the grass and not cutting the overgrowth. She said leaving the overgrown vegetation risk rodents and other undesirables to come into the area. She asked for an answer about the policy and protocol for cutting bushes and other type of shrubbery.

Councilman Rodney Epps started by wishing Mayor Austin Happy Birthday. He thanked the inspectors for picking up the mess at 6804 W. Florissant. He said the church dumped a bunch of trash on the front. Councilman Epps said they saw who did the dumping. He informed the public that the city needs people's eyes to help monitor the dumping in the City. The dumping has gotten out of hand. He said there was a time when the kids would get it for dumping, but these are grown people dumping now. He said he doesn't understand it. He didn't grow up around this. He said he grew up in the neighborhood. But it is getting hard to get used to.

He call Steve Pokorny with STS about getting some trash cans. On the west side of Jennings Station Road between Switzer and W. Florissant. He said people are leaving the service station and throwing trash up and down Jennings Station Road. He said Steve is taking care of the Business District. They are going to try to put trash cans on Jennings Station Road to try to stop some of the trash dumping. He is not sure how it's going to work. Councilman Epps said he

wasn't sure if Steve was going to pick up the trash. He said he would talk to the people at the service station to see if they would help with the dumping of the trash once it is collected in the cans. He asked the public to call 911 if they see someone dumping.

At 6337 Albertine, the grass was cut on the front but wasn't cut on the rear. He said he asked Margie to ask Mr. Kaeshamer if he had any idea as to when they were going to get to the rear of the property. He said Bill sent him a very unprofessional message stating that if he had a question about their procedure to call him directly. Councilman Epps said he called him immediately but hasn't heard from him yet. Councilman Epps said he doesn't understand. He said there is some problem between Building and Public Works departments and how they are working together. He said he has been at the city long enough to know that when he is reporting something, he calls City Hall. He said he tries not to call the Public Works supervisors. He said he calls City Hall to make a report. Councilman Epps said when he made the report to Margie all he got back was some unprofessional jargon from Bill. He informed the Mayor that he would call Bill again on the next day.

Councilman Epps said when people call them (the council members) they need service. It is the city's job to provide the service. If there is a hang-up or problem going on, let the council know. He said he asked Margie to find out the information so he could tell the neighbors in the block when to expect someone to come clean up the yard. It is a mess. He said he hopes there will be some resolution when he talks to Bill. Councilman Epps said he doesn't understand. He said he has been with the city 15 years or so and has always called City Hall. Then City Hall would pass the information on. He said if there is a problem between Building and Public Works, he hopes the Mayor will address it. The people need some service. He informed the public that he and Councilwoman Epps are reporting grass issues every day. He encouraged the public to keep an eye out for people dumping. He added that maybe the fine should increase for dumping and the city should probably look into that because something has to be done.

Councilwoman Carol Epps informed the public that if there is trouble with Waste Management, call 385-9669 from 11 a.m. - 6 p.m. to speak with her. She will take the information and get in touch with Dan at Waste Management. She asked Captain Cox to look into the speed that is happening from Goodfellow to Jennings Station Road.

Monthly Reports

Mayor Austin asked for a motion to accept the monthly reports.

Councilwoman Dugger had a question about the Mow-to-Own process under Mr. Johnson's department. She said it is excellent that the city is moving in this direction. She asked what do the residents do that have been mowing for years. She asked if they had to start the two year process to own the property if they want to get a property next door. She asked if the process is out for people to see. Mayor Austin responded that the program will be available after today.

Councilwoman Dugger asked if people who have been cutting property next door and they have been doing it for years, will they have to restart the two year process. Mr. Johnson responded with unless the City has a record of the person cutting the property, they will have to make application. He said it will not be a hardship for them to make the application. The process starts once they enter into the agreement. Mr. Johnson said they will have to make the application, pay the fee, and their time that they cut in the past can't be counted because there is no record of that. There was no process in place to determine that someone was cutting a property every year for the past 10 years. He said there are circumstance that he is aware of that the Street

Dept. will attest to. That a property owner has been taking care of a property with the agreement of the Street Dept. for the past 10 years. That person will get special consideration because there is a record. For everyone else, else this is their opportunity to acquire the property for the application and processing fees.

Councilwoman Dugger read the proposed process which states that the property should be next door to the interested resident. She asked what if you spot a property and decide that you want to acquire that property. Mr. Johnson responded that the program clearly identifies the property adjacent to your property. This is not an opportunity for you to go two – three doors down or across the street. He said it had to be an abutting property of the resident.

Sam added that Mr. Johnson stated there will be some waiver of liability language that will be added for people to sign off on for the property to make sure that if something happens, it doesn't come back on the City. There will also be a reversionary deed and/or transfer agreement, whereby if they don't abide by the terms of the agreement, the property may automatically come back to the City or the city can file a breach of the transfer agreement to get the property back and avoid the customary court litigation process.

On the motion made by Councilwoman Dugger, second by Councilwoman Jones, the Council voted in favor to accept the monthly reports; none opposing nor abstaining.

Mayor Austin recognized the Riverview District Fire Chief, Chief Goldstein. She asked him to come to the meeting today. She reported that he has been working very hard with the Building Department, especially when the new buildings come up. They work together hand in hand on the inspections. Mayor Austin reported that Chief Goldstein has some smoke detectors that he needs to get rid of in the City of Jennings. The district has been giving away the detectors across Bellefontaine Neighbors. She informed the public to give him your address for a smoke detector or to get an inspection of their smoke detectors. He is waiting to hear from Jennings.

Mayor Austin asked Chief Goldstein if he had any comments. Chief Goldstein said the district has revised the website. It is user friendly. He encouraged the public to get on the website. He said it will walk you through what you need to do. He informed the Council and Mayor that he is honored to work with Mr. Johnson with the fire marshal duties. They do the commercial buildings. They don't do the residential buildings.

Chief Goldstein reported that under the smoke detector program, they are allowing two smoke detectors per resident. He understands the codes in the City have changed, requiring one per room. But there should be no resident in the City of Jennings in the Riverview Fire District that is without a smoke detector. They are free. The district has partnered with the American Red Cross. The district gets the detectors from them. The district has to keep the paper work and documentation. He urged the public to contact him and they will get the detectors to them.

He said next month he will bring good news to the City. He just received the information today. He has to first speak to the fire board, but he thinks the City will be happy with the news. He also announced that the Fire District is working with the Jennings School District. They just did an academic and attendance with Dr. McCoy and the counselors. They gave away 95 Xbox games to the students last year at the end of the school year. He and Dr. Key are trying to set a date to do a community learning program with the seniors in the high school where they ride along with the fire district and learn what they do to see if they are interested in being a firefighter. The firefighters' union has a minority scholarship program that the fire district has access to. The Chief is looking forward to getting it off the ground.

Chief Goldstein reported that the district is really busy. They had about 282 calls last year in the City of Jennings, 46% of the calls are EMS. Christian Hospital is the EMS provider. The fire district just got two new ambulances. One will be on the streets in Jennings. It is big and blue and user friendly for the medics. There will be another one coming in late September in the north end of the district. The white ambulance will no longer be on the streets in Jennings.

The Chief addressed the overgrown grass around the fire hydrants. He said Missouri American Water is responsible for cutting the grass around hydrants. He said he will contact them to inform them of the issues with overgrown brush, but he believes it is a city issue to contact them.

Councilwoman Dugger thanked Chief Goldstein for coming out to the Fishing Derby in June at Koenenman Park. She said they came out and showed the kids what goes on with the trucks. She invited them to join the Fishing Derby again next June.

Chief Goldstein said the Ice Cream Social went over big last year. It is in the works again for this October. He encouraged people to check the website: RiverviewFP.com. He said the site is updated and the meeting minutes are on the site. The meetings are Tuesdays nights. The minutes are on the website by Wednesday mornings after the minutes are approved. The financial statements are also on the website.

Chief Goldstein said to Captain Cox that it is good to work with the St. Louis County Police. The Fire District has partnered with the St. Louis County Police Dept.

Chief asked if there were any questions. There were none.

Reports of Committees:

Ways & Means Committee – Councilman Epps reported the Ways & Means committee met August 9th at 7 p.m. The meeting was called to order at 7:15 p.m. Present at the meeting were the following councilmembers: M. Jones, P. Anderson, T. Wilson; Mayor Yolanda Austin, Deletra Hudson, City Clerk, H. Johnson, Interim Director of Housing & Buildings.

Also present was Councilman Allan Stichnote.

Chairman Epps made a motion to take agenda item #4 (Other items to be discussed) as the first agenda item.

The first item discussed was other items. Mr. Henry Johnson was allowed to explain to the committee that the committee and Council previously approved the purchase of two vehicles and one pickup truck for the Building Department. He continued to explain that there were not enough funds in the budget to purchase the pickup truck. Therefore, Mr. Johnson requested a third vehicle be approved for purchase opposed to the pickup truck. He said he would recommend the pickup truck in the budget for the next year. On the motion made by Councilwoman Anderson, seconded by Councilman Wilson, the committee voted all in favor to recommend to the council to approve the removal of the purchase of the pickup truck for the Building Department and replace it with the purchase of a third vehicle.

On the motion made by Councilman R. Epps, seconded by Councilman Wilson, the City Council voted in favor to approve the removal of the purchase of the pickup truck for the Building Department and replace it with the purchase of a third vehicle; none opposing nor abstaining.

Councilman Epps reported that next on the committee agenda was the review of the 1st quarter of the budget. He informed the public that the city is three months into the budget. The committee received copies of the budget reports from the finance Director for the period ending June 30, 2017. Each department's budget was reviewed for line items with expenditures exceeding 25% of the budget. He explained that the city's budget was in pretty good shape. He explained that his was the General Revenue budget. For those in excess, the committee discussed some of the causes for the overages and the plan to keep the budget on track. Councilwoman Anderson requested a list of the new equipment purchased before April 1, 2017.

Mayor Austin informed the committee that the City Clerk will provide the council with a list of the City's fixed assets prepared from the audit. The committee discussed creating a list of the streets that need repair.

The committee also discussed working with the Municipal League to get help with reviewing the City's budget to find ways the city can save money or relieve spending on the general operating budget. He explained that some of the funds could probably come from the Capital Improvement budget, which is generated by sales tax and not by the regular taxes.

Public Works Committee – Councilwoman Anderson reported that the Public Works Committee met on August 3rd at 6 p.m. Present were the following council members: Phyllis Anderson, Chair, Allan Stichnote, Francine Dugger; Mayor Yolanda Austin, J. Maixner, Bill Kaeshamer, Deletra Hudson, Councilwoman Roberts and Rita Clemons.

The committee discussed the city's grass cutting plan, provided Bill with a list of properties where grass needed cutting and debris removed, street signs (most of which have been replaced), paving the streets. Bill updated the committee that the equipment was down. So Councilwoman Anderson motioned, seconded by Councilman Stichnote recommending the City Council to approve seeking proposals to get the pavement done by contractors.

On the motion made by Councilwoman Anderson, seconded by Councilman Stichnote, the City Council voted in favor of seeking contracts to get the streets paved; none opposing nor abstaining.

Councilwoman Jones asked if the contract amounts will go to Ways & Means after the amounts are obtained. She asked if there a certain dollar amount being allocated. Councilman Stichnote said he believed the committee discussed doing four – five streets per ward. Every council person should give a list of the streets they would request to be done. Councilwoman Jones said it should go to Ways & Means after the proposals are obtained.

Building Committee – Councilwoman Jones reported no meeting.

Parks Committee – Councilman Stichnote reported that the Parks Committee met on August 14th at 5:30 p.m. Present were the following councilmembers: Allan Stichnote, Chair, Julia Roberts, Carol Epps; Yolanda Austin, Mayor, Deletra Hudson, City Clerk, Bill Kaeshamer, Public Works, Ken Keitel, Terraspec.

First discussed was the update on the Construction for the Basketball Court, Pavilion and Bridge project in Koeneman Park. Ken submitted the paperwork to the grant committee. He said the committee said the paperwork looked good. Stichnote said we will probably get the grant. Ken also informed the committee on the cost of the items. The basketball court and shelter will be

about \$100,000 each. The bridge about \$80,000 and the water quality check about \$100,000 totaling about \$380,000. Ken also explained that approximately \$360,000 would come from the grant plus 5% (\$21,850) from the City. The city would also pay Ken's fee of 15% (\$57,000) making the total project cost \$458,850.

Next the committee discussed the planning grant for Sievers Park. Ken informed the committee that the City was awarded the planning grant for Sievers Park. Ken's fee for preparing the grant is \$8,000, which is covered 80% by the grant (\$6,400) and 20% (\$1,600) by the City.

Councilman Stichnote reported that the committee discussed having two more concerts in the park. He asked Earl if there was enough money to do that. Earl responded that there wasn't enough money.

The next meeting will be September 13th at 5:30 p.m.

Municipal League Committee – Councilman Wilson reported that the Municipal League first meeting coming off of summer break will be September 28th at 6:30 p.m. at the Olivette City Hall. He informed the council that they should have received an email about legislation passing in the general assembly and things signed by the past Governor, Jay Nixon, will go into effect today. He will try to get the link to the new legislation to put on the City's website.

Planning Commission – Councilman Stichnote reported no meeting.

Policy Committee – Councilwoman Jones reported a meeting was held on Wednesday, August 9th. The meeting was called to order at 6:05 p.m. Present were the following councilmembers: M. Jones (Chair), R. Epps, P. Anderson, T. Wilson; Mayor Yolanda Austin, Deletra Hudson, City Clerk. Also present was Councilman Allan Stichnote.

She explained how the committee is trying to organize getting through the policies that need to be revised. There is a 3-tier system:

1. Policies for Action (act on at the meeting) they have been researched, sent to the lawyer, and then brought to the committee to bring to the council for approval.
2. Items to revisit. These items have gone through a process in the past, such as the sick leave policy, but there are holes in the policy once they are enacted. The committee will revisit those. Have discussion around them, then put them in the action cue.
3. Items for Discussion. These are new items that a council member wants to address (i.e. one councilwoman wanted to address the Department of Corrections issues, tarps on houses) We will discuss it and see if there is an existing policy that the issue may fall under. We will then research it and put into the items for action. She invited any council or committee chair to send their recommendations of any policy that needs to be revised.

Councilwoman Jones said the committee asked the City Clerk, who also services as HR, for the top four pressing issues that she sees on a day to day basis that may have issues. She also asked the Mayor what were some of her pressing issues that needed handling right now. Those items were the ones dealt with in the meeting.

The first thing the committee looked at were policies for Administrative Time and Comp Time. They are great policies. There are people who work really hard and long hours. Unfortunately, the policies are not clear in some instances. So the committee wants to make sure the policies are clear and can be distributed equally across the board. There was a lot of detail into discussion the committee had. She explained the difference between administrative comp time and regular

comp time. The committee discussed the difference and requested an organization chart so they can really start to see the reporting of the administration and who reports to whom. How people acquire amounts of comp time based upon their job functions. After the discussion, on the motion made by Councilwoman Anderson, seconded by Councilman Wilson, the committee voted in favor to recommend the revised Administrative Time policy to the Council for approval after the City Attorney has reviewed the policy. The City Attorney, Sam, did review the policy. All changes made to the policy were noted and struck in red. All committee members got the revision via email. The updates included removing the Public Safety Department, references to the 72 hours for the fire fighters.

Councilwoman Jones made a motion, seconded by Councilman R. Epps that the council accept the revised Compensatory Time policy for approval, the council voted all in favor of the revisions; none opposed nor abstaining.

The next policy discussed was the Employee Rights Policy, which is a grievance policy. The existing policy doesn't define the process nor list the number of days the employer has the right to respond to a grievance. The committee tabled the policy to get further clarity on the process on grievances against upper administrators. The committee wants to make sure the protocol is followed by making sure that the hierarchy of grievances against the directors and Mayor are defined. The committee is working with the lawyer to make sure we have the right grievance policy.

The next one was the grant oversight policy. The committee reviewed the recommended revisions, which included eliminating the Special Services Coordinator position and duties from the policies. The policy also addressed adding those duties to the Finance Director and City Clerk's duties on the committee. Because the city doesn't have the Special Services Coordinator position, some things have been falling through the cracks when it comes to grants. The grant oversight committee, which includes the City Clerk and Finance Director working together to make sure nothing falls through the cracks. On the motion made by Councilwoman Anderson, seconded by Councilman Wilson, the committee voted in favor to recommend the revised Grant Oversight policy to the Council for approval after the City Attorney has reviewed the policy.

On the motion made by Councilwoman Jones, seconded by Councilman Wilson, the City Council voted in favor to approve the revised Grant Oversight Policy; none opposing nor abstaining.

Councilwoman Jones informed the council that the committee will be reviewing the Sick Leave Policy due to confusion about the long term sick leave, Employee Discipline Policy, and the Offensive Behavior Policy. The committee is looking to have some revision so that there can be action taking on the items at the next meeting.

Councilwoman Jones asked for a motion to approve the revised Administrative Time Policy. On the motion made by Councilman Wilson, seconded by Councilwoman C. Epps, the City Council voted in favor of approving the revised Administrative Time policy; none opposing nor abstaining.

Councilwoman Jones said under Items for Discussion, the committee will be discussing personal items left on City property. There has been issues with cars and boats being left on city property. The committee wants to make sure there is a policy about employees leaving personal items on city property. Mayor Austin will be discussing this issue with Department heads. There may not be a need to create a policy in the committee but there needs to be clarity.

There needs to be more discussion with the lawyer about the weapons and protocol within the Department of Corrections. Other items for discussion includes; landlord taxes and public safety committee. The council voted last year for a public safety committee but the committee has yet to be appointed. That committee would work with the fire dept and police dept. Opposed to having a public safety director, the city will have a committee.

Solid Waste Committee – Councilwoman Carol Epps reported no meeting. Councilwoman Epps informed the public that if they had problems Waste Management, call her at 385-9669.

Beautification Committee – no report; Councilwoman Dugger said the Mayor stated that she wanted the committee to meet and provide her with a report. Councilwoman Dugger informed the Mayor that she hasn't heard anything from the committee. Mayor Austin said she would call Carol.

Mayor Austin informed the public that during her term, she reinstated the Youth and Senior Commissions. She said they will be giving a report at every meeting.

Youth Commission

Chair Kim Hargrove greeted the public and wished Mayor Austin a Happy Birthday. Kim reported that there is a nine seat committee. The commission meets every second Thursday of the month. On August 10th the commission discussed academic programs. The city will have a library book box located on the south side of the parking lot at the Jennings Civic Center starting in October. Today the commission started the after school program held at the Civic Center Monday – Friday from 2:30 p.m. to 6:30 p.m. The cost is \$25 per week. Snacks will be provided as well as transportation. The commission is also looking at different ideas for the children in the community. Ideas of programs: financial literacy, swimming, etiquette classes and human trafficking. The commission is looking into getting a location for the boys and girl scouts. They are working on a movie night for the kindergarten to third grade. The commission is looking for a location for the event to be held in October. There is also in the works a "know your rights" forum, which will consist of a panel of attorneys, judges, police officers to answer questions that the youth in the community may have.

Sam told Kim that he would come to the "Know Your Rights" meeting to talk if she lets him know about the meeting.

Kim also said that she and her husband owns the North County Mustang Cheerleader and Football Organization in Jennings. Councilman Stichnote and his organization, Jennings Manor Post Association, donated money to Kim's program for the children in the area who couldn't afford to pay. She thanked Allan for the donation.

Councilwoman Dugger asked Kim when the next meeting was. She said she would like to have the Kiwanis Club attend the meeting because they are also talking about Boy Scouts. Mayor Austin said Earl from the Kiwanis came to the meeting and discussed the Boy Scouts. Councilwoman Dugger said he hadn't told them about that. She asked Kim where does the commission meet.

Senior commission

Chair Lola Nash reported the commission met on Wednesday, August 23rd. There was 100% attendance including Mayor Austin. The commission elected officers. The Vice Chairperson is

Jane Brown. The Secretary is Iris Hunter. The commission discussed activities for the seniors and a way to get the word out. Ms. Nash reported wanting to do thing to help the seniors with the things they need help with, including health and outreach. She had handouts to get feedback from seniors. She said she likes to call them seasoned people not seniors. She defined seniors as 55 or older. She said there are a lot of things in Jennings the seniors are doing, especially with the trips. She asked for feedback on the things the senior would like to see done. Ms. Nash informed the public that they could leave the handouts here or the public could fill them out and bring them to the Civic Center. She will get them, then decide what needs to be done.

She announced Grandparents' Day is September 10th. The commission is planning a Sadie Hawkins Dance at the Civic Center on September 8th from 6-10 p.m. She invited the public to come out. She said there will be food. The Civic Center is located at 8720 Jennings Station Road.

Ms. Nash informed the public that there was a bus schedule on the table that lists where the bus goes. On Monday, Wednesday and Friday, the bus takes seniors shopping, restaurants, and other places. On September 2nd, there is trip planned to the Jazz Museum Downtown. She invited the public to join them.

LEGAL BUSINESS

A. An ordinance repealing certain portions of Article 2 Sect 7-16 of the Jennings Building Code

First reading - On the motion made by Councilwoman Jones, second by Councilman R. Epps. The Council voted in favor of the first reading.

Bill #2505 – AN ORDINANCE OF THE CITY OF JENNINGS, MISSOURI REPEALING CERTAIN PORTIONS OF ARTICLE II SECTION 7-16 OF THE JENNINGS BUILDING CODE.

Second reading – On the motion made by Councilman R. Epps, seconded by Councilwoman Jones.

The bill was approved to become Ordinance # 2452 by the following roll call vote: voting in favor were council members: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one absent; none voting against nor abstaining.

B. An ordinance authorizing the approval and purchase of multiple real properties situated within the City of Jennings, MO

First reading - On the motion made by Councilwoman Anderson, second by Councilwoman Jones. The Council voted in favor of the first reading.

Bill #2506 – AN ORDINANCE OF THE CITY OF JENNINGS, MISSOURI, AUTHORIZING THE APPROVAL AND PURCHASE OF MULTIPLE REAL PROPERTIESS SITUATED WITHIN THE CITY OF JENNINGS, STATE OF MISSOURI.

On the question from Councilwoman Dugger she said she was looking at the legislation reading Chapter 2, Article 1 Section 2-5 – “the City can purchase, hold, lease, sell or otherwise dispose of any property...”. She asked if the city is talking about the City of Jennings owned property or the purchase of property from St. Louis County because the second *Where As* of the legislation states, “the City of Jennings, Missouri desires to purchase multiple real properties...”

Sam explained that the properties referenced are within the City of Jennings that are currently owned by St. Louis County. These properties St. Louis County has acquired due to back taxes or whatever the case may be but are in the City of Jennings. The City needs to go through St. Louis County to have the properties back in the City of Jennings name.

Councilwoman Dugger said the council has done this before with purchasing properties. She pointed out a list of properties attached to the ordinance. She said keep in mind, when we have someone wanting to come in and purchase the properties and develop in an area, it is amazing to be able to do that. But she wants to put out to the council that it should include anybody who wants to do this. There are people, since the council has done it once before (Councilwoman Dugger said to Mayor Austin that she previously came to a council meeting and requested properties for the deed amount) But whether or not the City will consider this ordinance to show that anyone would be able to purchase a property. She continued by asking if the staff will come back (to the Council) with each list. She asked if the list was for Mr. McKinney. Mayor Austin responded with yes, this was the list that was started. Councilwoman Dugger said that it was fine because this is for a developer. She continued by saying that there may be someone who has one or two pieces that they may be looking at possibly purchasing. She asked how the City will handle that. Will the City be opening it up for everybody?

Mayor Austin responded with the city is taking this process step by step. She is consulting with the attorney before moving further. We started with the vacant lots next door, then we are doing this. We do have other developers that want to come in. We do have some individual home owners that want to come in. That will be the next process. She said we will not load everything on the attorney at this meeting. He just came in a couple of weeks ago and he has been loaded up with a lot of things. Mayor Austin said we may be ready for that next month.

Councilwoman Dugger said her question was not so much that we go with that. She asked if the language should say that the city will open it up. She explained if there is more land that someone else may need to purchase. She said we have done this before. But she wants to know if the process is open for anyone.

Sam tried to answer that question by saying her request would be an issue for another time. He explained that one step is to purchase the properties from St. Louis County. The next step would be to put out the bid process and allow the City of Jennings to decide what it wants to do with the properties once the city has the titles to the property. Sam said that would be the subject of a separate ordinance with separate language, then putting it in a different meeting on the agenda to allow the bid process to take place. This doesn't prohibit that process or anything else. All this is doing is giving the City the authority to acquire the properties from St. Louis County.

Councilwoman Dugger, said each time we may not have 17 properties. She said the City has already done 30 something properties before. We don't know yet the status of what's been done with what was already purchased. She said those are the grass issues. Those are the whatever issues that are sitting out there. But we know that we have the request coming from the one developer. But she again said her question is if we do this, why can't the language say that we are wanting to let this be open for anybody. She said she remembered there was a third ward resident who came and wanted to purchase a property. The council questioned him on whether or not he was going to purchase the property and rent the property out. The Council didn't approve it. She said if you are going to open this thing up, let's have this language say that it is open for anyone who wants to do it, so the council doesn't have to keep coming back and saying change this; change that. It is simply, this is what we are going to do as it comes to us. If there are ten more that come to us, we are going to go and purchase them too for whom ever.

Sam said he thinks that each time the city will allocate funds and follow the legal process of purchasing new properties. As tedious as it may be, he recommended going through this process to let it be known, take a public vote on it, and make sure it's in ordinance form. Otherwise, he don't know how you would track a public record of the properties that the city is always purchasing. Sam said that would be his concern.

Councilwoman Dugger said there should be a list of all of the properties that the city has purchased. There should be something somewhere, in the Building Department, or wherever. She said they already know the properties the city owns. But with this process that was started last year. She said to Sam the City had about 30 something old properties that the council had bid on to get the titles. That was left for a while. The city had to come up with the money to beg the St. Louis County Council to allow the city to have the properties. It took them a few months before they approved to send it back to the city to acquire the properties. She said her concern is the language. She said it was her concern that the city couldn't get them to do whatever the city needed to do. But if people are coming to the city requesting specific addresses, there is a list made, and the staff has to come back to the council with another list of properties from other people. She said a case and point is the old bank that use to be a day care center. Someone requested to purchase the building but the taxes were astronomical. So if they can get the building and develop it, it goes on another list. There should be language that says we will do this process for everyone.

Councilman R. Epps asked for a point of clarity that the council voting to just purchase the properties. He continued to get clarity by asking that the properties are not being passed to anyone.

Sam confirmed that the legislation is simply a vote to purchase the properties. It has nothing to do with what will be done once the City gets the properties. Sam said that would be a different meeting and a different item for the agenda.

Councilwoman Dugger said that apparently 17 properties have been identified. She asked why are we at another meeting deciding what is going to happen with them. She asked why are we purchasing them.

Councilwoman Jones said we are just going through the process. She added that the City has been talking, in some of the committee meetings, about what will be done with some of the properties and having an actual program where people can get properties and not just developers. She shared with Councilwoman Dugger that it is exactly what she is talking about is being discussed in the meetings. But right now, it is the City is going through the formalities of purchasing the properties correctly, then going forward with what will be done with them next.

Sam said the correct terminology to use is purchasing of the properties. He explained that the City of Jennings is not paying St. Louis County anything for the properties. He said the City is getting them for free to do with them whatever the city decides to do.

Councilwoman Dugger said there is an attached amount of properties (to the legislation). She said it doesn't matter if it is done for this one or 20 more. These properties have been discussed. They already know this list is coming from the developer. She asked how were the 17 decided.

Sam said that is a valid question. He said he didn't know the answer to that.

Councilman Epps said it didn't matter because it was in an area the city wants developed.

Councilwoman Dugger asked why were the 17 chosen.

Mayor Austin responded with whether or not these 17 were chosen, they will come back with maybe 10 or 5. All of this was so that the public would know exactly what was being done. She said she stepped into a situation where there are so many things that have no processes or procedures. She said she is being transparent. She wanted to make sure it was done decent and in order.

Councilwoman Dugger said that was the reason for the questions so that it can be done decently and in order.

Mr. Johnson responded, upon Mayor Austin's request. He explained that the 17 properties chosen were a part of the Ward 4 redevelopment effort. Part of that discussion was earlier about the use of the CDBG funds for the redevelopment of the area. The targeted properties would allow the developer to have contiguous lots to build on next year.

Councilwoman Dugger said to Mr. Johnson that's what she wanted. That these are identified properties for a developer to have contiguous lots to develop on. She said that is the question she wanted answered.

Second reading – On the motion made by Councilman R. Epps, seconded by Councilwoman Jones.

The bill was approved to become Ordinance # 2453 by the following roll call vote: voting in favor were council members: Stichnote, Jones, Wilson, Anderson, R. Epps, C. Epps; no one absent; Dugger and Roberts voted against; none abstaining.

C. An ordinance repealing certain portion of Article 21 Section 21.4(b)(4) of the Jennings Zoning City Code regarding the size of political signs placed in R1, R2, R3 and planned unit development districts – This item was deleted from the agenda

D. An ordinance repealing certain portions of Article 8 Sect. 2 of the Jennings Code regarding LAGERS

Mayor Austin asked for a representative who wanted to say something regarding the LAGERS legislation.

Joe Zlotopolski, retired fire chief for the City of Jennings and chairman of the police and firefighters retirement fund. He stated that back in 1962 the retirement fund was established for all police and fire fighters. In 1988, it went to the vote of the people that all new hires would be put into LAGERS which then created an orphan fund, which is the Jennings Police and Firefighters Retirement fund. He said there are no active members. Everyone in the fund is retired. Several of the retirees are already deceased. There are some widows collecting benefits. The board has been working with LAGERS for a few years to get the orphan fund rolled over into LAGERS with the other city employees. It takes a lot of the responsibility away from the city. A few years ago, the board came for a tax increase to keep the fund going. The question came up about going to LAGERS. He stated then that they were working on it. The good thing about the LAGERS proposal is that there is infrastructure in place that can handle

this. The board is not geared to handle the complexity of running and managing a pension. He said the Finance Director, Rise', would love to get rid of it. There are a lot of responsibilities involved. In addition to the tax increase that was passed, they talked about possibly being able to roll back some of the taxes if pensions were able to go into LAGERS. Based upon LAGERS projections that would be the case. Their actuary report from last year showed collecting a tax for 25 years. That's as far out as it went. Under LAGERS, the amount suggested that the pension would give them annually is \$55,000 less than the City will collect in the tax. Then the City can roll back the taxes, plus it is only 15 years. After 15 years, it's paid for. No more money will be required from the City of Jennings. Then the tax can be eliminated. There are a lot of advantages to it. What LAGERS has in place to invest and manage funds are much more superior to what the board can hope to do. Anyone in a retirement fund knows you can't run a fund with 25 people and a hand full of retirees trying to manage it. It is not a good way of doing things. If they have to, they will continue with it. Joe said he would love to see the council vote to roll into LAGERS.

First reading - On the motion made by Councilwoman Jones, second by Councilman Wilson. The Council voted in favor of the first reading.

Bill #2507 – AN ORDINANCE OF THE CITY OF JENNINGS, MISSOURI, REPEALING CERTAIN PORTIONS OF ARTICLE VIII, SECTION 2 OF THE JENINNGS CITY CODE REGARDING THE MISSOURI LOCAL GOVERNMENT EMPLOYEES' RETIREMENT SYSTEM (LAGERS) AND ENACTING PROVISIONS RELATING TO SAME EFFECTUATING THE TRANSFER OF THE MANAGEMENT OF THE CITY'S PLICE AND RETIREMENT PLAN RETIREMENT PENSION FROM THE CITY TO LAGERS.

Second reading – On the motion made by Councilman R. Epps, seconded by Councilwoman Jones.

The bill was approved to become Ordinance # 2454 by the following roll call vote: voting in favor were council members: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one absent; none voting against nor abstaining.

E. An ordinance authorizing the Mayor to execute an agreement between the City of Jennings and the Board of Trustees of the Missouri Local Government Employees Retirement System

First reading - On the motion made by Councilwoman Jones, second by Councilwoman Anderson. The Council voted in favor of the first reading.

Bill #2508 – AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE ON BEHALF OF THE CITY OF JENNINGS THE FOLLOWING AGREEMENT BETWEEN THE CITY OF JENNINGS, MISSOURI, AND THE BOARD OF TUSTEES OF THE MISSOURI LOCAL GOVERNMENT EMPLOYEES RETIREMENT SYSTEM.

Second reading – On the motion made by Councilman R. Epps, seconded by Councilwoman Jones.

The bill was approved to become Ordinance # 2455 by the following roll call vote: voting in favor were council members: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one absent; none voting against nor abstaining.

F. An ordinance terminating Tax Increment Financing within the Jennings Tax Increment Financing Area #1

First reading - On the motion made by Councilwoman Anderson, second by Councilman R. Epps. The Council voted in favor of the first reading.

Bill #2509 – AN ORDINANCE TERMINATING TAX INCREMENT FINANCING WITHIN THE JENNINGS TAX INCREMENT FINANCING AREA #1 REDEVELOPMENT AREA; DISSOLVING THE SPECIAL ALLOCATION FUND RELATED THERETO; AND AUTHORIZING CERTAIN ACTIONS RELATING THERETO.

On the question Councilwoman Jones asked for an explanation of the ordinance. Mayor Austin responded with when the auditors came, they noticed money that had been sitting in bank for years and no one addressed it. She said she asked Mr. Johnson to check into it. They discovered that it was Stout.

Sam added he wasn't involved in 1997 but it is evident what occurred. The City had a TIF (Tax Increment Financing) development. After a period of time, the general period is 20 years, anything left in the funds it ends. The fund has lapsed for the funds. The auditor came in and saw something was left. They informed the city that the money is just sitting there. The auditors don't like it when they come in see accounts that are supposed to be closed. The city was informed that the funds need to be dealt with and the account needs to be closed.

Mayor Austin said the money will go back to St. Louis County to be distributed to the Fire Dept. and School District and City's Parks fund. There was \$362,000 sitting in the account.

Second reading – On the motion made by Councilwoman Jones, seconded by Councilman R. Epps.

The bill was approved to become Ordinance # 2456 by the following roll call vote: voting in favor were council members: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one absent; none voting against nor abstaining.

G. An ordinance authorizing the approval and execution of the settlement agreement – Buie vs City of Jennings

First reading - On the motion made by Councilman R. Epps, second by Councilwoman Jones. The Council voted in favor of the first reading.

Bill #2510 – AN ORDINANCE AUTHORIZING THE APPROVAL AND EXECUTION OF THE SETTLEMENT AGREEMENT OF THE LAWSUIT WITH THE CAPTION OF LORETTA BUIE VS. THE CITY OF JENNINGS, CIVIL ACITON NO.: 15SL0CC04425 IN THE CIRCUIT COURT OF ST. LOUIS, MISSOURI

Second reading – On the motion made by Councilman R. Epps, seconded by Councilwoman Anderson.

Councilwoman Dugger asked about the amount of the lawsuit being discussed in closed session. She asked if legal was on the agenda for the meeting today. She asked Sam to give information on the case in closed session.

Sam replied with yes , he could.

The bill was approved to become Ordinance # 2457 by the following roll call vote: voting in favor were council members: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one absent; none voting against nor abstaining.

UNFINISHED BUSINESS: None

NEW BUSINESS

A. Approve appointment of Joseph Turner to the Senior Commission for a 3 year term

Mayor Austin informed the public that this would be the ninth member of the commission, which will complete the commission.

On the motion made by Councilwoman Jones, seconded by Councilman R. Epps, the Council voted in favor of approving the appointment of Joseph Turner to the Senior Commission; none voting against nor abstaining.

B. Approve of the Jennings Senior High School JAG (Jobs for America's Graduates) to adopt a street – 8900 block of Cozens

On the motion made by Councilman Wilson, seconded by Councilwoman Jones, the Council voted in favor of approving the Jennings Senior High School JAG (Jobs for America's Graduates) to adopt a street – 8900 block of Cozens; none voting against nor abstaining.

C. Approve of the Jennings Junior High School to adopt a street – Hord Avenue (Cozens to Jennings Station Road)

On the motion made by Councilwoman Jones, seconded by Councilman Wilson, the Council voted in favor of approving the Jennings Junior High School to adopt a street – Hord Avenue (Cozens to Jennings Station Road); none voting against nor abstaining.

Mayor Austin informed the public that signs will be placed on both streets adopted.

D. Approval of a tent sale at City Gear – 8005 W. Florissant Ave, Suite B2

On the motion made by Councilwoman Jones, seconded by Councilman Stichnote, the Council voted in favor of approving a tent sale at City Gear – 8005 W. Florissant Ave, Suite B2; none voting against nor abstaining.

E. Approval of bills for payment

On the motion by Councilwoman Dugger, seconded by Councilwoman Jones, the City Council voted all in favor to approve the payment of the City bills; none voting against nor abstaining.

F. Motion for closed session personnel (RSMO 610:021-1,3)

On the motion made by Councilwoman Jones, seconded by Councilwoman Anderson, the City Council voted to approve the motion for closed session personnel (RSMO 610:021- 1,3) by roll call vote of the following councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, E. Epps, C. Epps; no one absent; none voting against nor abstaining.

G. Approval of the CDBG Funds Reallocation

Councilwoman Dugger said it is awesome to look at the funding to figure out how to do some fixing in ward four then moving on to other wards. She said she wanted the public to hear there has been complaints for years about the houses that need to be demolished. She said the city is just getting started with the process because of paperwork involved with the county. That has

not taken away from the fact that for years the public has come to the council about the houses that need to go. She said what this is saying is that the city now wants to push that back and only do a few, then reallocate. Not to say that eventually that's what we need to do: streets, lighting and all of the pretty that we need to have. But there are issues that the city has not finished. This is why she wants it in the record again. There are years of issues that have not been finished before the city moves on to something new.

Councilman Wilson said this is great because it gives the city an opportunity to expand and do more than one thing. He said the city is using the funds for more than one thing so the city is able to maximize the things that are awarded to us.

Councilwoman Dugger said she had one more question. She said one thing she found that may be a solution. She said if the city does what it just did with the purchase of the properties, the capital funds can be used to take down the houses. She asked Mr. Johnson if he recalled that was done for some emergency properties. The only way the City could use city funds was through capital improvement dollars. She said she is really concerned that the houses that need to come down, doesn't sit there. Councilwoman Jones asked if capital funds could be used for demolition.

Councilwoman Dugger said if they are being purchased from St. Louis County, if they are city owned properties, the city can do that.

Councilman Epps said the capital improvement funds can be used as long as it's for improvements. On the other hand, we just honored a school system that is really number one. He said we need to get some development. He said there are people in the South end in Wards 3 and 4, where it is like the back woods of some southern city back hundred years ago. There needS to be some sidewalks, lights, and development. There is blight and condemnation. He said no one is saying that they will not take care of the blight. It is just not going to get taken care of all at once. The city has been doing it since he has been here and it still looks the same way. He said as we tear down, we need to be building also.

On the motion by Councilwoman C. Epps, seconded by Councilman R. Epps, the City Council did not vote all in favor. The item was approved by the following roll call votes in favor by the following councilmembers: Sitchnote, Jones, Wilson, R. Epps, C. Epps; the following councilmembers voting against; Dugger, Anderson, Roberts; none abstaining.

Mayor's Report

Mayor Austin Thanked everyone for the birthday wishes. She gave a shout out to the new Interim City Attorney. She announced he is also the Prosecuting Attorney. He said she asked the council if he could serve both rolls for now. She said Mr. Sam Alton is coming to the City of Jennings with much experince. He is the City Attorney and prosecuting Attorney for the City of Pagedale, prosecutor for the City of Olivette; prosecutor for the Vinita Park; and the judge for Edmondson, MO and the City of BelRidge. This shows that he is coming with a lot of city government experience. Mayor Austin said he has been with the City for a couple of weeks. He has been getting on top of things the city sends him. He is returning them with the law.

Mayor Austin also announced that she has been meeting with two different mayor groups. She said she has been in meetings with the Small Group of Mayors, Reggie Jones of Dellwood, the Mayor of Moline Acres, and the Mayor of Bellefontaine Neighbors. The have been talking about things they are doing and things we may want to do and how to get funds. She said she is also meeting monthly with the Metro Mayors. These are mayors with a population of ten thousand

or more. That includes Florissant, Kirkwood, St. Charles, Creve Coeur, and Chesterfield. Mayor Austin is meeting to see where they are getting funds and how can she get funds for the City of Jennings.

She attended the Literacy Day at the library on August 19th. They are going to provide a literacy reading book box in Lions Park. The children will be able to take books out. Mayor Austin announced she also attended the DaVita Dialysis Open House in Buss Westfall and the Citizens Police Academy.

She continues to work with the department heads to get policies and procedures in place.

She said she started giving out condolences cards when she finds out an employee's family member has passed away. She said there was an employee in Public Works, Darryl Thompson, who lost his father. Mr. Thompson sent the City a thank you for the condolences.

She thanked the public for coming. She announced a recess before the closed session.

Closed Session

After a brief recess, the City Council met in closed session.

Promote Part Time Bus Driver to Full Time

On the motion made by Councilman R. Epps, seconded by Councilwoman C. Epps, the City Council approved the recommendation from the Recreation Department Director, Earl Green, to promote part time bus driver, Gloria Nathan, to a full time bus driver at the salary of \$27,709.50 (GS8C) by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining.

Remove of Deputy City Clerk's title from the Finance Director's title

On the motion made by Councilwoman Jones, seconded by Councilwoman Roberts, the City Council approved the removal of the Deputy City Clerk's title from the Finance Director's title by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining.

Reinstating the Deputy City Clerk Position

- On the motion made by Councilman Wilson, seconded by Councilwoman C. Epps, the City Council approved the reinstatement of the Deputy City Clerk position by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining.

Hire a Deputy City Clerk

On the motion made by Councilwoman Anderson, seconded by Councilwoman Jones, the City Council approved the hire of a Deputy City Clerk at the salary of \$36,036 (GS14C) by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining.

Amend the budget for the Deputy City Clerk position

On the motion made by Councilwoman Anderson, seconded by Councilwoman Jones, the City Council approved the amendment of the budget to add the salary of \$36,036 plus benefits for the Deputy City Clerk position by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining.

Hire Public Works Laborers

On the motion made by Councilman R. Epps, seconded by Councilwoman C. Epps, the City Council approved the recommendation of the Public Works Director, Bill Kaeshamer, to hire the following full time laborers and the alternates by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Roberts, R. Epps, C. Epps; Anderson voting against or no one abstaining. Starting salary 27,573 without CDL/B (W4); with CDL/B \$28,801.50 (W5):

| | | |
|-------------|--------------------|-------------------------------------|
| | 1. Michael Ward | 2. Rufus Wilson |
| Alternates: | 1. Donald Hamilton | 2. Jerry Graise 3. Harold Sims |

Hire Part Time Bus Driver

On the motion made by Councilwoman Jones, seconded by Councilman R. Epps, the City Council approved the recommendation from the Recreation Department Director, Earl Green, to hire Milton Jones as the part time bus driver for the Recreation Department by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining.

Hire Accounting Clerk I

On the motion made by Councilwoman Jones, seconded by Councilwoman Roberts, the City Council approved the recommendation from the Finance Director, Rise' Johnson, to hire Monica Williams for the position of Accounting Clerk I by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining. In the event that Monica cannot fill the hiring requirements, Jacquelin Tyler is the approved alternate hire. The salary is \$34,515 (GS13C)

Promote to Department of Corrections Corporals

On the motion made by Councilwoman C. Epps, seconded by Councilwoman Jones, the City Council approved the recommendation from Department of Corrections, Lt. McCarthy, to promote Correction Officers, Candice Davis and Michael Neal, to Corporal positions by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, R. Epps, C. Epps; Anderson and Roberts voting against and no one abstaining. The corporals will make an additional \$25 per pay period.

Hire Code Enforcement Inspectors

On the motion made by Councilman Wilson, seconded by Councilwoman C. Epps, the City Council approved the recommendation from the Interim Director of Housing and Economic Development, Henry Johnson, to hire Tony Howard as a full time Code Enforcement Inspector by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining. In the event

that Tony cannot fill the hiring requirements, the approved alternate hire is Kevin C. Tate. The salary is \$31,590 (GS11C).

Hire permit Clerk for Building Department

On the motion made by Councilman R. Epps, seconded by Councilwoman Jones, the City Council approved the recommendation from the Interim Director of Housing and Economic Development, Henry Johnson, to hire Ashley Maria Cooley as a full time Permit Clerk by the following roll call vote: voting in favor were councilmembers: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one voting against or abstaining. In the event that Ashley cannot fill the hiring requirements, the approved alternate hire is Pamela Wilson. The salary is \$26,578.50 (GS7C).

LEGAL

The Interim City Attorney, Sam Alton, briefed the City Council on pending legal issues involving the City:

Loretta Buie vs The City of Jennings

Corrections Carrying Weapons - The Interim City Attorney discussed with the council the liability of the Department of Corrections carrying their personal weapons while on duty for the City of Jennings in the Department of Corrections. Mayor Austin stated that she is looking into purchasing additional city weapons for the Corrections Department and will create a process that identifies when the staff will be allowed to carry the weapons.


Ozenkoski vs City of Jennings - Sam informed the council that Glen Ozenkoski filed a lawsuit against the City of Jennings claiming his constitutional rights have been violated. Sam gave the council an overview of the case. He informed the council that the process followed, with putting a lock on the business, was not done the right way. Sam further explained that the law doesn't allow you to lock down businesses. He said you can file a lien.

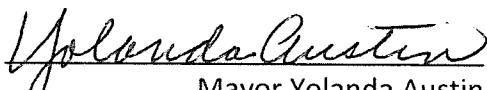
Sam informed the council that MoPerm was handling the case.

Sam reported that Ozenkoski has been allowed back into his business during the litigation. He also said that after the litigation is done, the process with Ozenkoski will have to start over and be done the right way.

The meeting was adjourned at 10:37 p.m. on the motion made by Councilwoman Jones, seconded by Councilwoman C. Epps. The council voted in favor by the following roll call vote: Stichnote, Jones, Wilson, Dugger, Anderson, Roberts, R. Epps, C. Epps; no one absent nor abstaining.

Attest:


City Clerk


Mayor Yolanda Austin

