

**Minutes of the City Council Meeting
Jennings City Hall
March 13, 2017 - 7:00 pm**

The two thousand three hundred fifty ninth meeting of the Jennings City Council was held on Monday, March 13, 2017 at 7 p.m. at Jennings City Hall.

Mayor Pro Tem, Francine Dugger called the meeting to order at 7:00 p.m.

Present:

Mayor Pro Tem Francine Dugger
Councilman Allan Stichnote
Councilwoman Yolanda Fortson

Councilwoman Phyllis Anderson
Councilwoman Nicole Cook
Councilman Rodney Epps

Also present: City Attorney, Carla Allen and City Clerk, Deletra Hudson

The agenda was approved on a motion by Councilwoman Y. Fortson, second by Councilwoman Cook.

The minutes from the previous council meeting on February 27, 2017 were approved on a motion by Councilwoman Y. Fortson, second by Councilwoman Cook.

Reports of Council:

Mayor Dugger started her report with discussing the Focus on Four Initiative. She reported that the committee has been meeting for about a month. The team meets every Friday with the focus of inviting businesses to the City of Jennings. Mayor Dugger stated that the initiative is to make the first part of the City, on the south end, prepared and ready to receive business. She reiterated that the Ward 4 councilmembers are invited to attend the meetings.

Mayor Dugger explained that the focus of the project has not been only to clean and clear properties that have been neglected for years. She said the St. Louis County Police Department is a part of this project to assist the City with doing what needs to be done to address what they have reported as a high crime area. They are also working with the City to address the residents who do not have trash service by enforcing violations and fines approved by the Council.

Mayor Dugger reported that there has been a visible improvement in Ward 4. She stated that the Public Works Dept. has put in over 495 hours of work in Ward 4. She explained that the time in Ward 4 has not taken the department away from their daily work of repairing streets and all other Public Works duties. She reported that the Building Department has inspected each street in Ward 4. Mayor Dugger stated that the City will do its part, but everyone else will be expected to do their part as well. She said the City is "expecting company" by means of new development and businesses coming to the City.

Mayor Dugger thanked Captain Cox, Sgt. Naughton, and Officer Bakula for being present at the meeting every week. She also commended Mr. Johnson (Deputy Building Commissioner), Public Works, Finance, and Courts for being ready and cooperating to make the initiative a tremendous effort. She told the public that Sgt. Naughton and Captain Cox said they were happy that the program is doing what it is doing in the community. She said she will watch the man hours that Public Works is putting into the project. When their hours start to slow down, that will be an indication that the City is prepared to move to the next ward.

Mayor Dugger said this project is not something that will only be done in Ward 4, but it will move throughout the City. She committed to showing the public before and after pictures of the work in Ward 4 at the next meeting on March 27th.

Councilwoman Fortson had no report. Thanked Lt. McCarthy for assisting her family during the time of the loss of a family member. He was one of the first responders on the scene.

Councilman R. Epps expressed his condolences to Councilwoman Fortson on the loss of her family member. Reported a property at 8757 Westcott where a fire occurred need to be cleaned up and asked Public Works to address cleaning up the debris thrown out from the fire. Councilman Epps informed Captain Cox that he had a busy location to report. He thank Mayor Pro Tem for cleaning up Ward 4. He said he hoped that Ward 4 can soon get some development. He reported that some of the properties need to be demolished so that the City can get new development. Councilman Epps explained that as a small business owner, he and his wife cannot attend the Focus on Four meetings at 10 am on Fridays. He apologized for not being able to attend and provide input.

Councilwoman Cook said she would have a report at the March 27th meeting.

Councilwoman Anderson – reported she was approached by a resident at Lena and Jennings Station Road who requested a stop sign at the location. Councilman Stichnote stated that the road was a St. Louis County Road. They would maintain the road.

Councilman Stichnote – He thanked everyone for coming to the meeting and stated he would give a report on March 27th.

Reports of Committees:

Solid Waste Committee: Mayor Dugger asked Councilwoman Anderson to give the Solid Waste Committee report in the absence of Councilwoman C. Epps. Councilwoman Anderson reported that the City issued a RFP for solid waste disposal services and recommended that City Council approve a three year solid waste disposal contract with Waste Management for the period of April 1, 2017 – March 31, 2020. On the motion made by Councilwoman Anderson, second by Councilman Stichnote, the council approved the recommendation.

Public Works Committee: Councilwoman Fortson reported no meeting.

Parks Committee: Councilman R. Epps gave the Parks Committee report in the absence of the Chair, Councilwoman M. Jones. He reported that the committee met on March 8th at 5:30 pm. At the meeting, the committee discussed a policy for the 30 day reservation required for the use of the parks, Concerts in the Park staging, received a grant update on the Lions Park grant, and got on update on the status of Sapphire Park. He reported that Councilwoman Jones will give a full report at the next Council meeting on March 27th.

Municipal League: Councilwoman Fortson reported no Municipal League meeting

Policy Committee: Councilwoman Fortson reported that the committee met on March 9th. The committee reviewed the revised City Purchasing Policy. She reported that there were no major changes to the policy. She recommended that the Council approve the Revised City Purchasing Policy. On the motion made by Councilwoman Fortson, second by Councilwoman Anderson, the City Council approved the Revised City Purchasing Policy.

Councilwoman Fortson said the committee discussed creating an ordinance that outlines how jobs will be posted. The committee discussed posting jobs internally for 15 days to give current employees the opportunity to apply. She explained that if the job was not filled internally, the job will be posted externally. She reported that the committee didn't have a recommendation to the City Council at this time regarding a policy.

The committee also discussed creating a policy about tarps being on rooftops. Councilwoman Fortson said the City needs to amend the ordinance regarding faulty roofs to include the removal of tarps within 90 days after it is placed on the roof, depending on the circumstances. The

committee will provide the information to the City attorney, then bring it to the City Council for approval.

Building Committee: Councilwoman Cook reported no meeting.

Planning Commission Committee: Mayor Dugger reported the committee met. She reported there will be a request at the March 27th meeting for a liquor license in the City.

Ways and Means Committee: Mayor Dugger reported the committee has been meeting and is near the end of its budget season. She thanked the committee for doing a great job attending the meetings. Mayor Dugger reported that the City has five properties that need to be added to the demolition list. The additional properties will need to be paid for out of the Capital Improvement budget. She said some of the properties are City owned and others will be discussed in closed session. Mayor Dugger recommended that the Council approve the payment of \$52,790 to be paid out of Capital Improvement, so the City can demo a total of five additional properties. There was a motion made by Councilwoman Anderson, second by Councilwoman Cook.

Councilman R. Epps raised the question on the motion to approve the total demo amount requested prior to going into closed session to discuss how the City will acquire three of the five properties not owned by the City.

Mayor Dugger requested a motion to move the New Business closed session agenda item up on the agenda so the Council could address the purchase of the properties for demolition. On motion made by Councilman R. Epps, second by Councilwoman Fortson, a closed session for real estate (RSMO 610:021, 2) was called and approved by the following roll call vote: voting in favor were Councilmembers Stichnote, Dugger, Fortson, Anderson, Cook, R. Epps; no one voting against or abstaining. Councilwoman Jones and Councilwoman C. Epps were absent.

In closed session, the council discussed the recommendation to acquire three derelict properties from St. Louis County at the price of \$30 each for the purpose of emergency demolition. On the motion made by Councilman R. Epps, second by Councilwoman Y. Fortson, the council approved the recommendation by the following roll call vote: voting in favor were Councilmembers Stichnote, Dugger, Fortson, Anderson, Cook, R. Epps; no one voting against or abstaining. Councilwoman Jones and C. Epps were absent.

Mayor Dugger reconvened the meeting by stating there was a motion on the floor, and confirmed it was second. The council voted in favor of the motion.

Public comments

Comments by the Public:

Yolanda Austin of 2483 Alexandria Place asked if the City was hosting a golf tournament. Mayor Dugger responded that the Jennings Kiwanis Club is hosting the golf tournament on August 1st at Norwood Country Club. Mayor Dugger explained that Kiwanis is an organization under the City. Ms. Austin said she asked a couple of council members and they responded they did not know anything about the event. She said she reviewed the Kiwanis minutes and saw that the contract for the event was going to the City Attorney for review. Mayor Dugger stated the City Attorney is reviewing the contract.

Mary Brock of 5424 Fletcher asked how was information getting out to the voters about the Mayoral Debate on March 23rd. Mayor Dugger responded with informing the public that the debate is not sponsored by the City. She explained that the City received a press release from the League of Woman Voters, who is hosting the event. Mayor Dugger said the press release was being posting at City hall, on the City's website, and on the City's marquee.

Ms. Brock said she was informed by the League of Women Voters' moderator that they did not plan the debate. Ms. Brock said she was told that it was planned by a staff person. She asked Mayor Dugger was she the staff person. Mayor Dugger responded that she wasn't the staff person. Mayor Dugger advised Ms. Brock to get information from the League of Woman Voters about the planning of the debate because they were sponsoring the event. Mayor Dugger explained that the debate is not a City sponsored event.

Elzy Mitchell of 8878 Trudy expressed concerns about trash being left on the City streets. He also stated that there is a water leak in front of the Jennings Junior High School on the east side of the street. He said the situation is dangerous for those getting out of their cars or walking to the school, especially when the temperatures are cold and the water freezes.

Mr. Mitchell also asked when the grocery store was going to be built at the River Roads site. Councilman R. Epps responded with Ruler Foods was the proposed grocery store, but they are not coming to the City. Mayor Dugger responded with Councilman Epp's information was not the correct information and she could discuss the Ruler Foods situation later with Mr. Mitchell because his public comments time had expired.

Robert Cotton of 7119 Garesche asked for permission to leave free ticket for kids to attend the Moolah Shrine Circus in St. Charles in the City hall lobby.

He also said he talked to someone at Ameren about a light on Ada Wortley. He reported that Ameren is working on the light.

Mr. Cotton requested a copy of the ordinance that Mayor Dugger referenced that prohibits the Council from speaking or replying to the public during public comments.

Mr. Cotton reported a missing railing on Idlewild and Jennings Station Road. He said he reported the rail as needing repair to Mr. Johnson (Building) and Mayor Dugger before it was missing. He said the missing rail poses a danger to the children traveling in the area.

He reported the City had a hearing on July 22, 2015 and May 24 2016 to demolish the property at 7123 Garesche, but the building is still standing and the front door was missing. He said he personally assisted the police with screwing the door shut to prevent people from entering the property. He reported that the property is open again. He asked what could be done about securing the building again. Mayor Dugger stated she did not have an answer at the time.

Dava Washington of 5516 Belridge stated she is glad to see hear things are being done in the 4th Ward. She reported there are two houses on her block of Belridge with trees and other debris in the yard. She asked if the City could address them while they are working in the 4th Ward.

She reported that the new Crown Food store on the corner of West Florissant and Jennings Station Road does not have prices on the food and asked what could be done about the issue. Mayor Dugger responded that the City doesn't get involved in that type of issue.

Legal Business

Dumping Ordinance- Bill #2489

AN ORDINANCE VACATING A PORTION OF DURYEA AVENUE RIGHT OF WAY, LOT A-2 OF FLORISS/DURYEA PLAZA PLAT TWO IN PLAT BOOK 363 PAGE 571 IN THE CITY OF JENNINGS, MISSOURI

Bill #2489 was given the first reading on a motion by Councilwoman Fortson, second by Councilwoman Cook. The second reading was done on a motion by Councilwoman Cook, second by Councilwoman Fortson. The bill was approved to become Ordinance #2436 by the following roll call vote in favor by: Councilmembers Stichnote, Dugger, Forston, Anderson,

Cook, R. Epps; No one voting against or abstaining. Councilwoman Jones and Councilwoman C. Epps were absent.

New Business

Motion for closed session real estate (RSMO 610:021-2) agenda item was moved and addressed under the Ways and Means Committee report.

Closing Remarks by Mayor


Mayor reported no closing remarks

On the motion made by Councilwoman Forston, second by Councilman R. Epps the meeting was adjourned at 7:45 pm.



Mayor Pro Tem Francine Dugger

Attest:



City Clerk