



CITY OF SEDALIA, MISSOURI
CITY COUNCIL MEETING
NOVEMBER 15, 2021

"In light of the current COVID-19 Pandemic and the concern among the public about attending public functions, the City has an on-line broadcast of Council Meetings available both live and recorded by going to https://global.gotomeeting.com/join/578973061"

The Council of the City of Sedalia, Missouri duly met on Monday, November 15, 2021 at 6:30 p.m. at the Municipal Building in the Council Chambers with Mayor John Kehde presiding. Mayor Kehde called the meeting to order and asked for a moment of prayer led by Chaplain Byron Matson followed by the Pledge of Allegiance.

ROLL CALL:

Table with 4 columns: Name, Status, Name, Status. Rows include Jeff Leeman, Thomas Oldham, Andrew Dawson, Tina Boggess, Lucas Richardson, Bob Cross, Rhiannon Foster, Steve Bloess.

SERVICE/SPECIAL/RETIREMENT AWARDS: None

MINUTES: The Council Meeting minutes of November 1, 2021 were approved on motion by Oldham, seconded by Cross. All in favor.

REPORTS OF SPECIAL BOARDS, COMMISSIONS & COMMITTEES:

The Planning & Zoning Commission minutes dated July 28, 2021 and Citizens Traffic Advisory Commission minutes dated October 13, 2021 were accepted on motion by Leeman, seconded by Oldham. All in favor.

ROLL CALL OF STANDING COMMITTEES:

FINANCE & ADMINISTRATION – Steve Bloess, Chairman; Rhiannon Foster, Vice Chairwoman

Presentation: Oats Annual Report

Tracy Walkup, Oats Midwest Regional Director, presented the annual report for Oats. When Covid vaccines became available, Oats started offering free rides for people wanting to get the vaccine and to date they have provided 294 free rides. Total rides provided in Fiscal Year 2021, which ended June 30th, were 351,805 with 131,819 of them originating in Pettis County.

Challenges for upcoming year – Ongoing costs for sanitizing vehicles and personal protective equipment for staff, federal vaccine mandates or weekly testing, more drivers due to an increase in client needs, maintenance costs and customer satisfaction due to mask mandates set by the Transportation Safety Administration.

Positives for upcoming year – Clients able to resume activities due to decreasing Covid rates, job opportunities for residents with a Class E Chauffer's License, 8 replacement buses ordered with an estimated 12-month arrival, new app for smart phones called "Where's My Ride" that shows bus locations and pickup times and still being able to provide services to the community.

## Presentation: Financial Update

Finance Director Dawn Jennings gave a financial update. Sales Tax is up 8.3% for the month of November and up 2.9% without the park 1/8 cent tax. Year-to-date, Sales tax is up 13.6% over last year and 7.9% without the park 1/8 cent tax. Use tax is up 30.7% and is up 24.1% without the park 1/8 cent tax. Year-to-date, Use Tax is up 9.2% and 3.8% without the park 1/8 cent tax. Franchise and cigarette tax are down 13.1% due to the cable franchise tax payment due November 1<sup>st</sup>. Transportation tax is down 3.2% and property tax collections are up from the prior year 4.1%. Year-to-date, Transportation tax is up 12.6% and Property Tax Collection increased 7.5% over last year. The first half of ARPA Funds were received in September in the amount of \$2.1 Million.

- A new law passed in Missouri that became effective August 2021 requiring certain benefits be given to employees that are victims of domestic and sexual violence. An amendment to the City's personnel policies has been created to add the new policy to ensure compliance. In addition, modifications have been made to the personnel policies to remove the hearing requirement for terminations and to remove the outdated City Ward Map.

**BILL NO. 2021-162, ORDINANCE NO. 11465 – AN ORDINANCE AMENDING THE PERSONNEL REGULATIONS MANUAL OF THE CITY OF SEDALIA, MISSOURI BY REMOVING SECTION 8.3 (DISCIPLINARY HEARING) AND APPENDIX B (CITY WARD MAP) AND ADDING SECTION 6.3B (VICTIMS OF DOMESTIC AND SEXUAL VIOLENCE POLICY)** was read once by title.

2<sup>nd</sup> Reading – Motion by Leeman, 2<sup>nd</sup> by Bloess. All in favor.

Final Passage – Motion by Bloess, 2<sup>nd</sup> by Leeman. All in favor.

Roll Call Vote: Voting "Yes" were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted "No".

- Staff issued a request for proposals for audit services for Fiscal Years ending 2022, 2023 and 2024. Motion by Leeman, 2<sup>nd</sup> by Richardson to award the bid to Williams Keepers LLC. All in favor.

### **PUBLIC SAFETY** – Tina Boggess, Chairwoman; Bob Cross, Vice Chairman

- The concrete floor and painted block wall finish at the Sedalia Animal Shelter is difficult to maintain. Paint doesn't hold up to dogs scratching which leaves a porous surface that can hold germs and is difficult to disinfect. Epoxy coating is more durable and easier to disinfect. Staff issued a request for proposals and received a bid from Epoxy Coating Specialists in the amount of \$64,850.00 which was over the budgeted amount of \$50,000.00. Staff worked with Epoxy Coating Specialists to reduce the amount of the area coated to where dogs are regularly housed and recommends approval of an agreement in the amount of \$53,800.00.

**BILL NO. 2021-163, ORDINANCE NO. 11466 – AN ORDINANCE AUTHORIZING AN AGREEMENT FOR WALL AND FLOOR RESURFACING AT THE SEDALIA ANIMAL SHELTER** was read once by title.

2<sup>nd</sup> Reading – Motion by Bloess, 2<sup>nd</sup> by Leeman. All in favor.

Final Passage – Motion by Bloess, 2<sup>nd</sup> by Foster. All in favor.

Roll Call Vote: Voting "Yes" were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted "No".

- The Sedalia Police Department participates in a counter terrorism program with the Missouri Office of Homeland Security where officers are trained and equipped in terrorism prevention, response and mitigation. Through the program, the Sedalia Police Department was awarded a grant in the amount of \$4,999.00 to purchase a thermal imaging monocular.

RESOLUTION NO. 1942 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SEDALIA, MISSOURI AUTHORIZING THE ACCEPTANCE OF A GRANT BY THE SEDALIA POLICE DEPARTMENT FROM THE MISSOURI DEPARTMENT OF PUBLIC SAFETY AND HOMELAND SECURITY FOR A THERMAL IMAGING MONOCULAR was read once by title and approved on motion by Leeman, seconded by Oldham. All in favor.

**PUBLIC WORKS** – Thomas Oldham, Chairman; Lucas Richardson, Vice Chairman

### **Strategic Planning Presentation: Airport Department**

Airport Director Derrick Dodson gave an overview of the Sedalia Regional Airport and goals for the upcoming year. The Airport handles 22-30 operations per day or 8,000 to 11,000 operations annually. The Airport has 2 runways, 17 hangars, 20 based aircraft and 4 privately owned box hangars that are under a land lease with the City. The Airport provides citizens and local businesses with air transportation and is essential to provide full service to local commerce. According to a 2012 MODOT economic impact study, the Sedalia Regional Airport has an annual economic impact of \$3.63 Million.

#### **Goals:**

- Provide safe and efficient service to customers. The Airport took possession of a UTV vehicle in September 2020 for plowing snow around hangars and ramp areas and to tow aircraft in and out of the new box hangar.
- Service more transient traffic. The Airport put a new 5000-gallon Jet A Fuel Truck in service September 2020 and have implemented contract fueling options. As an FBO (service and fuel supplier), customers receive best possible service. The Airport takes care of every flight from start to finish and as a city-owned service is more competitive than a privately-owned provider.
- Took possession of new hangar & began aircraft maintenance. The Airport took possession of the former Pro-Energy hangar in January 2021 and started aircraft maintenance March 2021. The hangar came with a ground power unit. The new hangar brought 2 business aircraft to the Airport (1 Jet and 1 large twin-engine piston). The hangar also gives the Airport the ability to hangar aircraft overnight.
- Sedalia Police Department established drone program.
- Increase aircraft maintenance business.
- Work towards establishing flight instruction at the airport and providing rental plane or flight club for students and pilots.

**Grant Based Projects:** July 2018 finished reconstructed parking ramp; currently in construction phase for 65' x 65' Box Hangar (starts Week of November 22<sup>nd</sup>); install new parallel taxiway for Runway 18/36 and restore Runway 5/23; maintenance on existing taxiway surface.

**Total Revenue (2019-2021):** 2019 - \$217,000.00; 2020 - \$92,000.00 (Covid year); 2021 (January 1 – November 11) - \$320,000.00. Revenue sources include fuel, oil, hangars, maintenance fees and other services.

City Administrator Kelvin Shaw stated that through September 30, 2021, there has been a \$82,166.00 (11.1%) net margin increase over last year. Councilman Leeman inquired about the grant for the extended taxiway and City Administrator Shaw stated that the discretionary allotment for the grant is used for income producing assets and cannot be used for anything else for 3 years. Since the new box hangar will produce income, a grant for the taxiway cannot be considered for 3-4 years.

- Engineering Surveys and Services has agreed to grant the City a permanent right-of-way to allow for the extension of Autumn Avenue from Liberty Park Boulevard to Main Street. The connection will help with the increase in traffic flow with the opening of the Heckart Community Center.

BILL NO. 2021-164, ORDINANCE NO. 11467 – AN ORDINANCE AUTHORIZING THE ACCEPTANCE OF A PERMANENT RIGHT-OF-WAY CONVEYANCE FOR THE EXTENSION OF AUTUMN AVENUE was read once by title.

2<sup>nd</sup> Reading – Motion by Leeman, 2<sup>nd</sup> by Oldham. All in favor.

Final Passage – Motion by Oldham, 2<sup>nd</sup> by Bloess. All in favor.

Roll Call Vote: Voting “Yes” were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted “No”.

- Generator maintenance is essential to ensure that generators are operational during power outages. Staff recommends approval of an agreement with Martin Energy Group in the amount of \$22,220.00 for maintenance, inspection and repair services.

BILL NO. 2021-165, ORDINANCE NO. 11468 – AN ORDINANCE AUTHORIZING AN AGREEMENT FOR ON-SITE GENERATOR MAINTENANCE, INSPECTION AND REPAIR SERVICES was read once by title.

2<sup>nd</sup> Reading – Motion by Oldham, 2<sup>nd</sup> by Bloess. All in favor.

Final Passage – Motion by Bloess, 2<sup>nd</sup> by Foster. All in favor.

Roll Call Vote: Voting “Yes” were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted “No”.

- Staff has identified a sidewalk replacement project in the area around the new Katy Trail Community Health facility being built at Main and Kentucky as well as along Main Street from Kentucky to Osage. Voids were found under sidewalks that also extend under buildings. Staff recommends adding a scope of work to the contract with Wilson & Company to engineer the project for a cost of \$13,700.00.

BILL NO. 2021-166, ORDINANCE NO. 11469 – AN ORDINANCE AUTHORIZING A SCOPE OF SERVICES FOR ENGINEERING SERVICES RELATED TO SIDEWALK REPLACEMENT ON MAIN STREET BETWEEN OSAGE AND KENTUCKY was read once by title.

2<sup>nd</sup> Reading – Motion by Oldham, 2<sup>nd</sup> by Bloess. All in favor.

Final Passage – Motion by Oldham, 2<sup>nd</sup> by Leeman. All in favor.

Roll Call Vote: Voting “Yes” were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted “No”.

**COMMUNITY DEVELOPMENT** – Andrew Dawson, Chairman; Jeff Leeman, Vice Chairman

### **Strategic Planning Presentation: Community Development**

Community Development Director John Simmons stated that Community Development is comprised of Development, Facilities Management, and Building Services. Community Development works with Economic Development to create jobs, stimulate local economy, increase tax base for critical city services and maintain and improve the city’s appearance which helps with recruitment, bond issuance and credit ratings.

**Housing Initiatives:** 353 Redevelopment Corporation to provide tools, preservation credits, neighborhood associations and community improvement districts for areas needing improvements;

Victorian Towers Arch Study complete, grant next phase submitted; annexing neighborhoods and property into city; create new housing development and infill.

**Comprehensive Plan:** Completed August 2021; plan includes development scenarios and an annual review of implementation by Planning & Zoning, City Council and departments.

**Downtown:** Remain focus on cleanliness, sidewalks, alley activation and depot connection; Public Works completing parking lots at 3<sup>rd</sup> & Lamine and 2<sup>nd</sup> & Osage; Christmas lighting expanded for 2021; Missouri Main Street PEP Grant (Year 1 of 2); create CDBG Grant for Downtown Economic Development; ongoing façade program; alley reactivation as discussed in Comprehensive Plan; New and Continued Special Events; and Public/Private Partnerships.

<u>Continued Events</u>	<u>New Events</u>	<u>Partnerships</u>
St. Patrick's Day	Shop Local	Furnell Pavilion
4 <sup>th</sup> of July	Gift Your City (city-wide)	Liberty Center Stage
Halloween	Small Business Saturday (city-wide)	Lamy Building/Pacific Street
Veteran's Day		Trust Building Renovation
Thanksgiving Lighting		
Christmas Parade		
Relay for Life		
Zombie Crawl		

**Facilities Management Needs:** Amtrak Depot (Oats maintenance items); Animal Shelter; Public Works wash bay door replacement; Public Works Sanitation building siding replacement; and South annex back wall.

**Code Enforcement and Building Department**

Chief Building Official Devin Lake stated the city follows the 2015 International Property Maintenance Code and 2015 International Residential Code. There are 8,000 residential properties, 1,500 vacant properties, and 1,100 commercial properties inside city limits. Violations have decreased for trash and motor vehicles and increased for grass and dangerous buildings.

**Recent Improvements:** Continued proactive enforcement, actively escalating non-compliance properties to Court, time frames lowered to 10-day notice, vacant properties ordinance passed and reduced certified mail to dangerous buildings only.

**FY2023 Code Enforcement Goals:** Improve efficiency; watch for habitual/chronic offenders; incentivized training; speak with other code departments; continue collaboration with Police and Fire and Public Works for demolitions; start e-ticketing process; implement administrative search warrant ordinance; increase collection rate for mowing/abatement/demolitions.

**FY 2023 Code Enforcement Budget Impact:** 2 trucks (in FY22 budget, ordered, have not received) – 1 added employee and 1 replacement vehicle for Crown Victoria; E-ticketing equipment.

Code Enforcement started writing and issuing municipal summons/citations in March and have written 407 citations for 209 properties and 68 delinquent business licenses. Fines collected total \$19,223.00.

**Property Citations:** 13 dismissed (deceased, wrong owner, etc.); 43 violations corrected; 50 plead guilty but violations still exist; 20 failed to appear; 22 continuances; 24 re-filed to go before judge; and 37 new cases to go before judge.

**Delinquent Business Licenses:** 14 delinquent remaining out of 68.

The Building Department follows the 2015 International Building Code and 2014 National Electrical Code. The department handles building, electrical, mechanical, plumbing, sign, and special use permits and also handles rezoning applications and home occupation registrations. In 2021, there was completed construction/additions on 14 businesses, Liberty Park Train House and 2 new residential projects. Current construction includes 14 businesses, Keele Tiny Homes and 7 new residential projects. Year to date, building permits are down and permit fees are up and building inspections and occupancy certificates have increased.

**FY2023 Building Department Goals:** Incentivized training; speak with other building departments; informational handouts; start using Comcate building department software; continue collaboration with Public Works, Fire and Pettis County Health Center for inspections; adopt 2021 ICC Codes.

**FY 2023 Building Department Budget Impact:** New 2021 Code Books.

### **Presentation: Retail Strategies**

John Tiedt and Sarah Beth Thornton, with Retail Strategies, gave a presentation on retail recruitment. Retail strategies connects small/medium size communities with retailers. At the present time, they work with the cities of Moberly and Maryville in Missouri.

**Challenges** – Lack of resources, time, connections and experience

**Goals** – Increase tax revenue, create jobs, add a quality of life and create new business

3-step process:

**Discover** – Come to town, drive the market, look at empty buildings, use mobile data collection from cell phones to get estimated trade area

**Connect** – Communication, cold call retailers to let them know of opportunities in the Community

**Advance** – Match retailers with property owners, developers, etc.

In addition to looking at major retail corridors, they also look at retail opportunities in the Downtown area. They look at downtown strategies that are similar to a Main Street Program which include: Design, market analysis, policy and administration, tourism and promotion, and economic vitality. They hold strategic visioning workshops and meet with stakeholders to get input on what they actually want to see done with their properties. Retail Strategies looks at all real estate assets, catalogues them and creates a building and business inventory listing that is readily available for staff when talking to retailers or businesses.

Walkability is important to a downtown area and a walk score is determined by walkable distance between boundaries, pedestrian walkways and a variety of restaurants/retailers/service providers. The ultimate goal is to see the walk score around 80.

**Tools & Deliverables** – Data & Analytics (trade area, real estate analysis), retail recruitment & strategic vision, marketing guide and conference advocacy. Retail Strategies would become an extension of City Staff and they would be the ones connecting with retailers, developers, etc. and reporting back to Staff and City Council on what is said.

- KGI Wireless submitted an application for a special use permit for construction of a 150' monopole tower at 1807 West Broadway. The tower will be used to enhance cellular/broadband service through Verizon Wireless. A public hearing was held in front of the Planning & Zoning Commission and it was determined that the project is consistent with the surrounding land use and similar to other towers previously approved.

BILL NO. 2021-167, ORDINANCE NO. 11470 – AN ORDINANCE GRANTING A SPECIAL USE PERMIT TO KGI WIRELESS, ON BEHALF OF VERIZON WIRELESS, FOR THE INSTALLATION OF A MONOPOLE TOWER LOCATED AT 1807 WEST BROADWAY IN THE CITY OF SEDALIA, MISSOURI was read once by title.

2<sup>nd</sup> Reading – Motion by Leeman, 2<sup>nd</sup> by Oldham. All in favor.

Final Passage – Motion by Oldham, 2<sup>nd</sup> by Richardson. All in favor.

Roll Call Vote: Voting “Yes” were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted “No”.

- A majority of property East of the 1300 block of East 24<sup>th</sup> Street is zoned R-3 (Apartment House), however, a small section at 1 corner of the property is still zoned R-1 (Single Family Residential). The property owner applied to have that section rezoned R-3 and after reviewing the application and holding a public hearing, the Planning & Zoning Commission recommends approval.

BILL NO. 2021-168, ORDINANCE NO. 11471 – AN ORDINANCE GRANTING A CHANGE IN ZONING CLASSIFICATION FROM R-1 (SINGLE FAMILY RESIDENTIAL) TO R-3 (APARTMENT HOUSE) ON CERTAIN PROPERTY LOCATED ON A SECTION OF PARCEL ON EAST 24<sup>TH</sup> STREET IN THE CITY OF SEDALIA, MISSOURI, IN ACCORDANCE WITH CHAPTER 64, ZONING, OF THE CITY CODE OF THE CITY OF SEDALIA, MISSOURI was read once by title.

2<sup>nd</sup> Reading – Motion by Oldham, 2<sup>nd</sup> by Leeman. All in favor.

Final Passage – Motion by Oldham, 2<sup>nd</sup> by Leeman. All in favor.

Roll Call Vote: Voting “Yes” were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted “No”.

### **Presentation: Tax Abatement Guidelines & Process**

City Administrator Kelvin Shaw gave a presentation on proposed guidelines for the implementation of the tax abatement portion of the Sedalia Midtown Residential Area Redevelopment Plan. The 353 Redevelopment Plan that was adopted by Ordinance doesn't focus on tax abatement but the plan does allow it as a tool.

Per State Statute RSMo 353 and Chapter 42 of City Code, the City Council may grant tax abatement to property acquired by the Sedalia Redevelopment Corporation pursuant to a redevelopment plan and abatement can continue after disposition. The Sedalia Redevelopment Corporation reviews redevelopment plans and recommends to Council and the impact analysis on taxing jurisdictions and hearing before and Ordinance is considered by City Council.

**Maximum Abatement:** 100% of assessed value for real estate tax on improvements (tax on land continues) for up to the first 10 years; 50% of assessed value for all real estate for up to the next 15 years.

**Purpose:** Remove blight, encourage reinvestment, historic preservation where appropriate, increase home ownership (change tenants into homeowners), increase value and appearance of neighborhoods and require all exterior blight be removed and maintained.

The Victorian Towers has been identified as a historic district and in order to receive tax abatements, the district will require specific design guidelines and approved steps that are required through historic district guidelines. The Sedalia Redevelopment Corporation will take title to the property or properties for at least 1 day and the abatement amount is negotiated. Upon approval, partial abatement can be passed through for up to 25 years.

To qualify for tax abatement, the property must be within the Midtown Residential Area (16<sup>th</sup> Street North and Park East to City Limits). Properties excluded from tax abatement are those used for illegal activity, have outstanding code compliance citations including those with common ownership with outstanding code compliance citations, common ownership interests by owning more than 1 property, and delinquent property taxes. The base improvement value must be greater than the net present value of taxes abated (6.5% discount rate).

**Minimum Improvements:** Must comply with City codes; existing code violations brought into compliance; weather stripping & caulking; broken windows replaced; installation of smoke/carbon monoxide detectors; sidewalks repaired; retaining walls repaired; landscaping not overgrown; and electrical brought up to date with safety standards.

**Eligible Improvements:** Improvements that affect health and safety of occupants; structural alterations and reconstruction; masonry including tuck pointing; elimination of lead & asbestos; aesthetic appeal and elimination of obsolescence; replacement of plumbing & HVAC; handicap accessibility; roofs, gutters and downspouts; flooring & painting; energy conservation; demolition; landscaping & storm water control; historic preservation; conversion of rental to owner occupied.

**Implementation:**

1. Preliminary meeting to review pictures, real estate tax statement and property evaluation
2. Identify projects and drawings
3. Inspection and review
4. Sedalia Historic Preservation review if applicable
5. Sedalia Redevelopment Corporation review and develop a Memorandum of Understanding – Negotiated fee paid; Impact statements prepared & mailed to taxing jurisdictions; Notice of public hearing; Public hearing; Following public hearing, Council consider ordinance
6. Permitting
7. Memorandum of Understanding with Sedalia Redevelopment Corporation sets timeline (extensions as appropriate granted by Sedalia Redevelopment Corporation)
8. Inspection of completed project
9. Sedalia Redevelopment Corporation recommend approval to Council; Property titled to Sedalia Redevelopment Corporation for at least 24 hours to allow for Council approval and transferred back
10. Certificate of Tax Abatement issued to Assessor



**Review/Appeals:** The Sedalia Redevelopment Corporation and City Staff will review completed work and compliance with Memorandum of Understanding; appeals of Sedalia Redevelopment Corporation decisions are to City Council; and Sedalia Redevelopment Corporation will conduct follow-up inspections and may repeal abatements.

RESOLUTION NO. 1943 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SEDALIA, MISSOURI ACCEPTING AND SUPPORTING THE ADOPTION OF THE CHAPTER 353 PROPERTY TAX ABATEMENT MIDTOWN RESIDENTIAL AREA PROGRAM GUIDELINES was read once by title and approved on motion by Oldham, seconded by Bloess. All in favor.

APPOINTMENTS: None

BIDS:

- Replacement of Animal Shelter Flooring – June 28, 2021
- Annual Audit – October 26, 2021
- Generator Maintenance, Inspection & Repair – November 5, 2021

LIQUOR LICENSES:

The following new/renewal Liquor Licenses were read and approved on motion by Oldham, seconded by Bloess. All in favor.

New:

\*Herschel Whited dba VFW Post #2591, 121 S Ohio Ave, Picnic License

Renewal:

\*Cathy Geotz dba Break Time #3084, 318 W Broadway, Packaged Liquor

MISCELLANEOUS ITEMS FROM MAYOR/COUNCIL/ADMINISTRATOR:

City Administrator Kelvin Shaw commented that the Veteran’s Day Celebration was great and added that we need to remember are veterans every day.

GOOD & WELFARE: None

The meeting adjourned at 8:40 p.m. on motion by Oldham, seconded by Leeman to a closed door meeting in the upstairs conference room pursuant to subsections 1 (Legal Advice) and 2 (Real Estate) 610.021 RSMo. Roll Call Vote: Voting “Yes” were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted “No”.

The regular meeting reopened at 10:01 p.m. on motion by Leeman, seconded by Oldham. All in favor.

ROLL CALL:

Jeff Leeman	Present	Lucas Richardson	Present
Thomas Oldham	Present	Bob Cross	Present
Andrew Dawson	Present	Rhiannon Foster	Present
Tina Boggess	Present	Steve Bloess	Present

BUSINESS RELATED TO CLOSED DOOR SESSION:

BILL NO. 2021-169, ORDINANCE NO. 11472 – AN ORDINANCE AUTHORIZING A RIGHT OF FIRST REFUSAL AGREEMENT BETWEEN THE CITY OF SEDALIA, MISSOURI AND AGRARIAN TECHNOLOGY DEVELOPMENT COMPANY, LLC FOR PROPERTY COMMONLY KNOWN AS SPRINGFORK LAKE was read once by title.

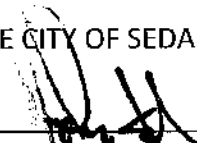
2<sup>nd</sup> Reading – Motion by Oldham, 2<sup>nd</sup> by Leeman. All in favor.

Final Passage – Motion by Leeman, 2<sup>nd</sup> by Foster. All in favor.

Roll Call Vote: Voting “Yes” were Leeman, Oldham, Dawson, Boggess, Richardson, Cross, Foster and Bloess. No one voted “No”.


The regular meeting adjourned at 10:02 p.m. on motion by Leeman, seconded by Foster. All in favor.

THE CITY OF SEDALIA, MISSOURI



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John Kehde, Mayor



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Jason S. Myers, Deputy City Clerk