



**MINUTES
REGULAR CITY COUNCIL MEETING
GLADSTONE, MISSOURI
MONDAY, JANUARY 22, 2018**

PRESENT: Mayor R. D. Mallams
Mayor Pro Tem Bill Garnos
Councilmember Carol Suter
Councilmember Jean Moore
Councilman Kyle Yarber

City Manager Scott Wingerson
Assistant City Manager Bob Baer
City Attorney Chris Williams
City Clerk Ruth Bocchino

Item No. 1. On the Agenda. Meeting Called to Order.

Mayor Mallams opened the Regular City Council Meeting Monday, January 22, 2018, at 7:40 pm in the Gladstone City Council Chambers.

Item No. 2. On the Agenda. ROLL CALL.

All Councilmembers were present.

Item No. 3. On the Agenda. PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA.

Mayor Mallams asked all to join in the Pledge of Allegiance to the Flag of the United States of America and thanked VFW Post 10906, Joe Liles, Stan Stoner, Charlie Cram and Bill Softka for presenting the Colors.

Item No. 4. On the Agenda. Approval of Agenda.

The agenda was approved as published.

Item No. 5. On the Agenda. Approval of the January 8, 2018, Closed City Council Meeting Minutes.

Councilmember Moore moved to approve the minutes of the January 8, 2018, Closed City Council meeting as presented. **Councilman Yarber** seconded. The Vote: "aye", Councilman

Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Item No. 6. On the Agenda. Approval of January 8, 2018, Regular City Council Meeting Minutes.

Councilmember Suter moved to approve the minutes of the January 8, 2018, Regular City Council meeting as presented. **Councilmember Moore** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Item No. 7. On the Agenda. Mayor's Christmas Tree Fund check presentation.

Mayor Mallams asked the individuals from the Animal Shelter, Feed Northland Kids, and the Northland Christmas Store to come to the podium and stated: *"The Mayor's Christmas Tree Fund has three organizations where the money was donated to support kids and to support families and our four legged friends at the Animal Shelter. You can't go wrong. I have to first of all give a pat on the back to Councilmember Moore. She helped me on the first time through organizing and communicating with all of our different patrons and residents and organizations within the Northland on how to proceed with the Mayor's Christmas Tree Fund donations. Councilmember Moore, thank you for your help. Right now, I'm not sure of the amounts, but they are all almost \$6,000.00 for each one of the organizations. If you stop and think about that, it's about \$17,000.00. At the same time, Art Hammen, one of our former Mayors, was working with our Public Safety Department and they were doing Shop with a Cop. They raised \$22,000.00, which again goes to help kids and families. Our Northland and Gladstone folks, if you stop and you think about it, in about a 30 day period we were able to raise nearly \$40,000.00 to help families, kids, and our Animal Shelter. First of all, Chris Evans, we have here your check for \$5,569.89. For the Animal Shelter, Beth Gillespie and Heather Smith, here is your check, and finally, Bill Turnage, we did it! The Northland Christmas Store is a wonderful organization. To everybody and the folks that are at home that are listening, thank you for what you do to help our Northland."*

Item No. 8. On the Agenda. **CONSENT AGENDA.**

Following the Clerk's reading, **Councilmember Moore** moved to approve the Consent Agenda. **Councilmember Suter** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Councilmember Moore moved to approve **RESOLUTION R-18-07** A Resolution authorizing acceptance of work under contract with Linaweaver Construction, Incorporated, for the Rock Creek Greenway Trail Retaining Wall Repair Project, and authorizing final payment in the amount of \$500.00 for Project TP1872. **Councilmember Suter** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Councilmember Moore moved to approve **RESOLUTION R-18-08** A Resolution authorizing acceptance of a proposal from the Kansas City Metropolitan Crime Commission, a Missouri Not-For-Profit Corporation, to operate the "Crime Stoppers" Program and the "TIPS Hotline" Program on behalf of the City of Gladstone for an annual fee of \$3,500.00. **Councilmember Suter** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Councilmember Moore moved to approve the FINANCIAL REPORT FOR MONTHS ENDED NOVEMBER AND DECEMBER 2017. **Councilmember Suter** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

REGULAR AGENDA.

Item No. 9. On the Agenda. Communications from the audience.

There were no comments.

Item No. 10. On the Agenda. Communications from the City Council.

Councilman Yarber stated: *"Thank you, Mayor. Just an update on the puppies at the Animal Shelter. They will be available for adoption February 5, two weeks from today. You can't take them home for a week, until the week after that, February 12. Eyes are open now; they are well worth going to see."*

Councilmember Suter stated: *"Thank you, Mayor. Last week, a couple of meetings. GEBC had its first meeting of the year. Basically we elected officers and re-elected the current slate. Not much other activity yet on the GEBC agenda. EMAC had its first meeting last week of the year. Also re-elected officers and their agenda was focused on four priorities in their work plan. They are looking at bike infrastructure in the city and we heard a report/summary about complete streets as the philosophy/framework for what we are doing in that regard. They are just about done with their first priority of the year which was to have all the streetlights in Gladstone, whether Gladstone owned or KCPL owned, be converted to LED. This will happen before the end of this year. They started doing their homework on single source solid waste which is another one of their priorities for the year. It was my privilege to represent Gladstone at the Northland Regional Chambers Annual Banquet on Saturday night. One of our own, Dick Davis, was honored as the Northlander of the Year. He is a former Councilmember and former Gladstone Mayor; an honor richly deserved. The Atkins Johnson Friends of the Farm organization had their volunteer appreciation lunch on Saturday which is always a fun thing to go to. Those folks give so much time and energy, and for over 10 years now. They were formed in 2007. Back when we first acquired that farm and the first couple of years we spent a lot of time looking at each other thinking what in the heck are we going to do with the farm. The Friends was born and they have provided so much inspiration, effort, and ideas for programming and they make it all work. We take them to lunch and they are so appreciative of this lunch. For as much work as they do it seems a small token but they are so very grateful that we take the time to do that. They had a really good time and there was a really good turnout. I think that is it. I will*

be absent at our next board meeting because I will be doing something for the National Association of Regional Councils, I'll be meeting in Washington."

Councilmember Moore stated: *"Thank you Mayor. Last week we had the opportunity to attend the employee luncheon and that is just one of the greatest events that the city does to really honor all the hard work and the longevity of so many of our employees. I wanted to make a special notation tonight of Tracey Cheney. Tracey, last week, I think it happened on the day of the employee luncheon, she assumed her position as EMS Chief in the Fire and EMS Division. Tracey was recently selected as Battalion Chief and this is a special designation for the City of Gladstone because Tracey not only was the first female Fire Captain, but she is also the first female Battalion Chief. This is a real honor for Tracey and a real recognition of her talents and her contributions to Fire/EMS and I wanted to give a special shout out to her."*

Mayor Pro Tem Garnos stated: *"Thank you, Mayor. I just wanted to add January 12 most of us had the privilege of attending a legislative breakfast here with our Northland representatives and senators and it was lively; I think the word I'd use to describe it; and sounds like everybody in Jefferson City is going to fix all of the problems this year so we should be in good shape. That was my take-away."*

Councilmember Suter stated: *"That was your take-away. I thought the message of it was that it's an election year and the governor is in trouble and there isn't anything going to happen this year."*

Mayor Pro Tem Garnos stated: *"Well, it's one of those. There is a range of opinions of how it may go. I did also appreciate one of the things Representative Corlew brought up is the procedure for replacing Senator Silvey and I thought your comment, Councilmember Suter, was appropriate that until that gets taken care of the Northland is going to be under-represented. I did not know what the procedure was for replacing him so I appreciated learning that and we have plenty to be concerned about when Jefferson City is in session. Thank you, Mayor."*

Item No. 11. On the Agenda. Communications from the City Manager.

There were no communications from the City Manager.

Item No. 12. On the Agenda. **RESOLUTION R-18-09** A Resolution directing city staff to delay the acceptance and processing of applications for new business and occupation licenses; permits, including building permits; and development approvals within the City of Gladstone, Missouri, for businesses selling or distributing alternative nicotine or vapor products to construct facilities or conduct business within the city for the timeframe specified herein.

Councilmember Moore moved to approve **RESOLUTION R-18-09** A Resolution directing city staff to delay the acceptance and processing of applications for new business and occupation licenses; permits, including building permits; and development approvals within the City of Gladstone, Missouri, for businesses selling or distributing alternative nicotine or vapor products to construct facilities or conduct business within the city for the timeframe specified herein.
Councilmember Suter seconded.

Mayor Mallams asked the City Manager to give an overview of Resolution R-18-09.

City Manager Wingerson stated: *"Yes, thank you Mayor. We were recently advised that there is a defect in our existing Ordinance and the defect has to do with the difference between what our regulatory Ordinance actually says and the Council's intent to regulate these types of businesses. We are asking for a little bit of administrative time so that we can process an amendment, clean up that defect and it should be back to you in the March time frame; late February or early March; as an amendment to solve this concern."*

The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Item No. 13. On the Agenda. **RESOLUTION R-18-10** A Resolution authorizing the City Manager to execute a Professional Services Contract with Architect Laura Bauers in the amount of \$65,000.00 for the architectural design and planning of the renovation of retail space located within The Heights at Linden Square, 602 Northeast 70th Street, Gladstone, Missouri, 64118.

Councilmember Suter moved to approve **RESOLUTION R-18-10** A Resolution authorizing the City Manager to execute a Professional Services Contract with Architect Laura Bauers in the amount of \$65,000.00 for the architectural design and planning of the renovation of retail space located within The Heights at Linden Square, 602 Northeast 70th Street, Gladstone, Missouri, 64118. **Mayor Pro Tem Garnos** seconded.

Councilman Yarber stated: *"Mayor Mallams, one quick comment. I appreciate the City Manager filling my information gap to make sure that I understood that this \$65,000.00 is a lot of money, but this is the same amount that would be spent if we were creating plans to white box this space. This is money that would be spent either way, so I'm happy to say I'm supporting this."*

The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Item No. 14. On the Agenda. **RESOLUTION R-18-11** A Resolution authorizing the City Manager to execute a Commercial Lease Agreement between the City of Gladstone, Missouri, as Sub-Lessor, and Barnes Healthcare as Sub-Lessee, to operate an office for a Physicians' Medical Director Group at 7001 North Cherry, Suite #202, Gladstone, Missouri, 64118.

Councilmember Suter moved to approve **RESOLUTION R-18-11** A Resolution authorizing the City Manager to execute a Commercial Lease Agreement between the City of Gladstone, Missouri, as Sub-Lessor, and Barnes Healthcare as Sub-Lessee, to operate an office for a Physicians' Medical Director Group at 7001 North Cherry, Suite #202, Gladstone, Missouri, 64118. **Councilmember Moore** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Item No. 15. On the Agenda. **FIRST READING BILL NO. 18-05** An Ordinance calling a General Election for the Election of two positions to the Gladstone City Council on Tuesday, April 3, 2018; describing the form of the ballot and directing the City Clerk to submit certification of such election to the Clay County Board of Election Commissioners pursuant to RSMo 115.125.

Mayor Pro Tem Garnos moved Bill No. 18-05 be placed on its First Reading. **Councilmember Suter** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0). The Clerk read the Bill.

Mayor Pro Tem Garnos moved to accept the First Reading of Bill No. 18-05, waive the rule, and place the Bill on its Second and Final Reading. **Councilmember Suter** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0). The Clerk read the Bill.

Mayor Pro Tem Garnos moved to accept the Second and Final Reading of Bill No. 18-05, and enact the Bill as **Ordinance 4.413**. **Councilmember Suter** seconded. The Vote: “aye”, Councilman Kyle Yarber Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Item No. 16. On the Agenda. **FIRST READING BILL NO. 18-06** An Ordinance amending Title VII “Zoning and Planning Ordinance” of the City Code as it relates to miscellaneous zoning changes.

Councilman Yarber moved Bill No. 18-06 be placed on its First Reading. **Councilmember Moore** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0). The Clerk read the Bill.

Councilman Yarber moved to accept the First Reading of Bill No. 18-06, waive the rule, and place the Bill on its Second and Final Reading. **Councilmember Moore** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0). The Clerk read the Bill.

Councilman Yarber moved to accept the Second and Final Reading of Bill No. 18-06, and enact the Bill as **Ordinance 4.414**. **Councilmember Moore** seconded. The Vote: “aye”, Councilman Kyle Yarber Councilmember Jean Moore, Councilmember Carol Suter, Mayor Pro Tem Bill Garnos, and Mayor R.D. Mallams. (5-0)

Item No. 17. On the Agenda. Other Business.

There was no other business to come before the Council.

Item No. 18. On the Agenda. Questions from the news media.

There were no questions from the news media.

Item No. 19. On the Agenda. Adjournment.

Mayor Mallams adjourned the Regular City Council meeting at 8:05 pm.

Respectfully submitted:

Ruth E. Bocchino
Ruth E. Bocchino, City Clerk

Approved as submitted: ✓

Approved as corrected/amended: _____

R.D. Mallams
R.D. Mallams, Mayor