

1.

The City of Eureka Board of Aldermen met in regular session at 7:00 p.m. The meeting was opened with the Pledge of Allegiance.

Present at roll call were: Mayor Coffey, Aldermen Kee, Britt, Sir, Berry, Beckerle and Leistner. Also in attendance were City Administrator Craig Sabo, City Attorney Kathy Butler, Police Chief Michael Wiegand and City Clerk Ralph Lindsey.

2. MINUTES

On motion by Alderman Berry, seconded by Alderman Leistner and unanimously passed, the Minutes of November 1, 2011 were approved.

3. GUESTS

There were no guests present who wished to address the Board.

4. FIFTH STREET MOTORS

Don Nagle was in attendance to update the Mayor and Board on the construction of his permanent building at 520 Abby Lane (see Minutes 9-20-11-4). He said he was having problems with one of his contractors and was in the process of making a change. He should still be able to meet the December 20th deadline, with the possible exception of the asphalt work, if the weather does not cooperate. He said this would include the removal of the modular building.

Alderman Beckerle asked if the asphalt work was part of the requirement; the City Administrator said that it was.

Nothing further was presented by Mr. Nagle.

5. PLANNING AND ZONING COMMISSION RECOMMENDATIONS FROM 11-9-11  
(The meeting was cancelled; therefore, no Board action is required.)

6. BILL NO. 2303 RE: AUTHORIZING AMENDED ST. LOUIS LIVE STEAMERS CONTRACT

On motion by Alderman Berry, seconded by Alderman Beckerle and unanimously passed, Bill No. 2303 was read for the first time by short title.

**BILL NO. 2303: AN ORDINANCE TO AUTHORIZE ENTERING INTO A CONTRACT WITH THE ST. LOUIS LIVE STEAMERS FOR THE USE OF KIRCHER PARK.**

On motion by Alderman Sir, seconded by Alderman Leistner and unanimously passed, Bill No. 2303 was read for the second time by short title.

On motion by Alderman Kee, seconded by Alderman Berry and unanimously passed, Bill No. 2303 was read for the third and final time.

Alderman Leistner moved, THAT BILL NO. 2303 BE ADOPTED AS ORDINANCE BY ROLL CALL VOTE. The motion was seconded by Alderman Berry.

The roll call vote was as follows: Alderman Leistner - YES; Beckerle - YES; Berry - YES; Sir - YES; Britt - YES; Kee - YES.

The motion for adoption was passed unanimously.

Mayor Coffey declared Bill No. 2303 passed and designated it to be Ordinance No. 2199.

7. REVIEW OF SPECIAL USE PERMITS

A. E-Z Clean Car Wash, Inc. - Car wash/detail center to include the use of a drying canopy, free-standing dryer and two vacuum islands - 79 Hilltop Village Center Drive.

B. Forever Endeavor Enterprises, LLC - Motorcycle sales and service center and Missouri Inspection Station - 21 East Fifth Street.

C. Car Credit City, LLC - Display lot for the retail sale of used motor vehicles including activities incidental to this use - 1721 West Fifth Street.

D. Darrah Contracting, Inc. - Outdoor storage & display of merchandise, material & equipment - 18531 & 18549 Old Highway 66.

On motion by Alderman Leistner, seconded by Alderman Berry and unanimously passed, all of the above listed Special Use Permits were extended for a twelve (12) month period.

These permits will be scheduled for review in November, 2012.

**8. LIQUOR LICENSE APPLICATIONS**

A. Jeff Geiser, representing Gibby's - Full Liquor License and Sunday Full Liquor License - 108C Hilltop Village Center - 12/1/11-7/31/12.

Jeff Geiser explained that he and his brother and their families owned two (2) Cecil Whittaker's Pizza Parlors and one (1) Gibby's Restaurant in St. Clair. They have taken over the location which was Rich and Charlie's Restaurant. He said they hoped to be open around December 1st. Their menu will be very similar to what is offered at Cecil Whittaker's with the addition of steaks and seafood.

On motion by Alderman Beckerle, seconded by Alderman Sir and unanimously passed, the two (2) liquor licenses for Gibby's were approved.

**9. BILLS FOR PAYMENT**

An amended list of bills, with the changes identified, was reviewed by the Board.

On motion by Alderman Leistner, seconded by Alderman Berry and unanimously passed, the amended list of bills was approved for payment.

**10. STATEMENT OF FINANCES - OCTOBER 31, 2011**

On motion by Alderman Berry, seconded by Alderman Britt and unanimously passed, the Board of Aldermen acknowledged receipt of the financial statements for the period ending 10-31-11.

**11. CALL FOR CLOSED SESSION**

On motion by Alderman Berry, seconded by Alderman Leistner and unanimously passed, a Closed Session was called for discussion of matters relating to attorney-client privilege, litigation and real estate.

**12.**

Alderman Kee reported that he had received a request from a resident in the Emerald Forest Subdivision to allow a number of cars to be parked on the street during the prohibited time period. He was told by City Staff that such an allowance was only provided for service vehicles such as an electrician or plumber making repairs..

**13. BRIEF OPEN SESSION RECESS****14. OPEN SESSION RECONVENED****15. RECREATION CENTER CONCEPT PLAN**

The City Administrator directed the Board to the concept plan information and revenue and expense projections for the City recreation center.

Alderman Britt commented that it appeared that the personnel budget did not include the current Parks Department staff; Missy Rathmann said that was correct.

There was a general discussion about the recommendation for planning on 2%-4% of the construction costs for capital and maintenance needs and building a \$75,000.00 sinking fund. The consensus was that a much larger sinking fund should be budgeted.

There were several comments about the potential for future City projects being delayed because of the large expenditure of funds for the recreation center.

The City Administrator commented that, with regard to street projects, over the last several years the Board has been very prudent in determining which projects to include in the budget, regardless of Ward boundaries. He said it might be appropriate to adopt a City-wide pavement management program to help ensure that the current practice continued.

There was a brief discussion about possibly adding an indoor track above the gymnasium. The consensus was that the cost would be prohibitive, for the number of people it would serve.

Mr. Sabo said that if \$2,000,000.00 was taken from the Storm Water and Park Sales Tax Fund to initially pay down the principal on the Certificates of Participation, that fund should still have a balance of approximately \$1,000,000.00 when the recreation center opened.

With the discussion concluded, City Administrator Sabo asked the Board if they wished to proceed with the planning and design of the facility. He said it could still be halted if something extraordinary happened to negatively impact the City finances.

15. CONT'D.

There was unanimous consensus to proceed with the recreation center project.

Alderman Beckerle related that the subject of future expansion was brought up at the Recreation Center Committee Meeting and how adaptable the design would be for such.

Missy Rathmann said she discussed the matter with the engineer. Most of the facility could be expanded without major expense, with the exception of constructing an indoor pool.

16.

Following a brief Closed Session discussion, it was the consensus of the Board to attempt to accommodate the request from the owner of Eureka Rental for a larger advertising sign for his business. Scott Nelson will be contacted regarding his exact desire for signage.

17. CITY SHREDDING EVENT

The City Administrator referred to his memo, and the request from the Parks Department to have a large number of documents shredded, which they have accumulated over the years.

The consensus was to hold another City shredding event in March or April of 2012.

18. CLOSED SESSION

19.

There being no further matters for discussion, the meeting was adjourned at 8:50 p.m.

For a record of the Closed Session at Item No. 18, see Minutes this date in the Closed Session File.

Respectfully submitted,

(Original with signature on file)

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Ralph M. Lindsey, Jr., City Clerk