



BOARD OF ALDERMAN WORK SESSION
CITY HALL, 345 S. MAIN, BOLIVAR, MO 65613
TUESDAY, OCTOBER 12th, 2021 AT 6:30 P.M.

Live View and View Later of this meeting available through City of Bolivar Facebook.

Call to Order: President of the Board Justin Ballard called the Work Session Council Meeting to order at 6:30 p.m.

Aldermen present: Steve Skopec, Justin Ballard, Dusty Ross, Steve Sagaser, Alexis Neal and Charles Keith and Ethel Mae Tennis attended by phone.

Aldermen absent: None.

Others in attendance:

City Administrator Tracy Slagle, Public Works Director Jerry Hamby, Police Chief Mark Webb, Gail Noggle Executive Director with the Economic Development Alliance, Fire Chief Brent Watkins, City Clerk Paula Henderson, City Attorney Donald Brown, Finance Director Natalie Scrivner, and several visitors from the public.

Pledge of Allegiance: Led by Alderman Ballard.

Motion to Adopt Agenda:

Alderman Sagaser made a motion to approve the agenda with the addition of Citizen Request to Address Council regarding City Waste Yard Waste Dumping and Homelessness around Walnut Street, Alderman Ross seconded the motion, which was unanimously approved.

Mayoral Appointment, Introductions, Presentations, Resolutions and Proclamations, Citizen Requests...

Local Lawncare Contractor expressed concerns regarding the prohibition of hauling Bolivar citizens (customers) leaves to the City yard waste dump site, versus allowing citizens to do so themselves. Many ideas were given to look into for future site regulation changes. No motions were made at this time.

Citizen expressing the concern of the homeless individuals that have been living this summer under the bridge near Walnut Street. There are future hopes of homeless programs. Citizens are asking for Ordinance and the City to enforce new regulations, possible fencing. Public Works Director, Jerry Hamby addressed the situation stating camping under the bridge is a DNR violation and official notice was given to the tenants with a deadline for this specific area. CMH program representative gave a look at the program and issues Polk County addictions/homelessness is having. Discussions regarding the matter, no motions made.



Kifer Park Conceptual Drawings

City Administrator Tracy Slagle discussed the quote provided by Ed Kurtz, Design Group Architects LTD. This expense would come out of professional services park budget and we have a donation to pay for ½ of the \$4,835.00 quote. Sagaser make the motion we don't spend over \$2,750.00 on the conceptual drawings. Neal seconded the motion, which was unanimously approved.

Amended and Restated Development Agreement with Vineyard Hospitality, Pinecone Holdings and Thane Kifer

This agreement is in regards to the area around Best Western Plus, for the purpose of more development in an effort to be comparable to the Cribbs Agreement. These changes would allow any commercial enterprise to be able to recapture the public benefits improvements from the sales tax recapture. These changes allow the developer partial improvement recapture, if it is approved by the city. If the City has sales tax funds not used then a LOC would not be required for future improvements. Agreement is a year to year renewal that allows up to 25 times after the final plat, not final plated as of yet. Agreement will be available for review and approval with Ordinance at October Regular Session. Sagaser makes motion to approve. Neal seconded the motion.

Roll Call:

Ayes: Keith, Neal, Sagaser, Ross, Skopec, Tennis, Ballard.

Nays: None

Absent: None.

IDA 501c3

Executive Director Gail Noggle, Economic Development Alliance explained to strengthen the program changing the structure to a 501c3. The organization is currently operating under the Bolivar Economic Development Alliance as a 501c4. Alderman Ross made a motion to proceed with the changes for the EDA to a 501c3. Alderman Sagaser seconded the motion, which was unanimously approved.

Bill No. 2021-48: An Ordinance Authorizing the City of Bolivar, Missouri to Enter into an Agreement with APAC-Central, Inc. (North Hartford Ave)

Aldermen Sagaser made a motion to approve the first reading of Bill No. 2021-48. Aldermen Neal seconded the motion. The City Attorney read Bill No. 2021-48. Ordinance 3682

“AN ORDINANCE AUTHORIZING THE CITY OF BOLIVAR, MISSOURI TO ENTER INTO AN AGREEMENT WITH APAC-CENTRAL, INC.”

Alderman Ballard made a motion to approve the second reading of Bill No. 2021-48. Alderman Neal seconded the motion. The City Attorney read Bill No. 2021-48. Ordinance 3682.



**“AN ORDINANCE AUTHORIZING THE CITY OF BOLIVAR, MISSOURI
TO ENTER INTO AN AGREEMENT WITH APAC-CENTRAL, INC.”**

Roll Call:

Ayes: Tennis, Ballard, Skopec, Ross, Sagaser, Keith, Neal.

Nays: None.

Absent: None

Personnel Policy Update

Alderman Neal made a motion to approve the updates with the addition to Policy No. 114 Vehicle Operations- Item F. Employees will obey all traffic laws, rules and regulations: add when necessary for the job, some safety laws may be excused due to job requirements. Aldermen Skopec seconded the motion, with was unanimously approved.

ARPA Funds

-Body Cameras proposal from WatchGuard Video for Motorola Solutions, 5-year agreement

Quote is \$181,985 and to pay with the 5-year installment plan/lease option.

-Rec Center Daycare wall requirements

Lowest Quote for the improvements is \$7,460.

-Fire Department Chief / Response Truck

Approve to purchase Truck with outfitting limit of \$40,000.

Mayor Christopher Warwick arrived 8:29 p.m. during discussion.

Alderman Ross made a motion to approve the items listed above and to include encumbering the funds for the annual installments of \$35,580 for the Body Cameras. Alderman Neal seconded the motion.

Roll Call:

Ayes: Skopec, Tennis, Ballard, Ross, Sagaser, Neal, Keith.

Nays: None.

Absent: None.

Local Use Tax (Online Sales Tax)

Alderman Ballard made a motion to draft April 2022 Ballot language for a vote on a Local Use Tax (Online Sales Tax). Alderman Sagaser seconded the motion, which was unanimously approved.

2022 Budget Drafts

Draft Budget was presented and discussions. No motions made.




Motion to Adjourn:

Aldermen Sagaser made a motion to adjourn Work session at 9:40p.m. Aldermen Keith seconded the motion, which was unanimously approved.




Paula Henderson, City Clerk


Justin Ballard, President of the Board



BOARD OF ALDERMAN REGULAR SESSION
CITY HALL, 345 S. MAIN, BOLIVAR, MO 65613
TUESDAY, OCTOBER 26th, 2021 AT 6:30 P.M.

Live View and View Later of this meeting available through City of Bolivar Facebook.

Call to Order: Mayor Chris Warwick called the Regular Session Council Meeting to order at 6:30 p.m.

Aldermen present: Steve Skopec, Charles Keith, Dusty Ross, Alexis Neal and Justin Ballard.
Aldermen Ethel Mae Tennis present by phone call.

Aldermen absent: Steve Sagaser.

Others in attendance:

City Administrator Tracy Slagle, Fire Chief Brent Watkins, Police Chief Mark Webb, Public Works Director Jerry Hamby, Finance Director Natalie Scrivner, City Attorney Don Brown, City Clerk Paula Henderson, Parks and Recreation Superintendent Todd Schrader, Fitness Wellness Coordinator Mary Sullivan, Human Resources Coordinator Carol West and visitors from the public.

Pledge of Allegiance: Led by Mayor Warwick.

Motion to Adopt Agenda:

Alderman Keith made a motion to approve the agenda. Alderman Neal seconded the motion, which was unanimously approved.

Approval of Minutes: September 21st, 2021 Regular Session. Aldermen Keith made a motion to approve. Aldermen Skopec seconded the motion, which was unanimously approved.

Bills and Financials Reports:

Alderman Skopec made a motion to approve. Alderman Ballard seconded the motion, which was unanimously approved.

Administrator Report:

City Administrator Tracy Slagle expressed many hours have been spent on the 2022 Budget. Street crews have begun ground excavation and laying gravel at the PSC for the Fire Department garage. Street crews have wrapped up the road preparation at Hartford and are anticipating that the overlay will be done next week, weather permitting. Guidelines for the American Rescue Plan continue to filter down from Federal and State government. Staff has been brainstorming different avenues of the use of the ARPA funds. Alderman Ballard made a motion to approve the administrators report. Aldermen Neal seconded the motion, which was unanimously approved.



Mayoral Appointment: Introductions, Presentations, Resolutions, Proclamation.

Yard Waste Dumping Site. Discussions from a private entity within the city limits that is looking into providing a fee location for yard waste. No motions made.

Old Business:

Bill No. 2021-49 An Ordinance Authorizing an Agreement with EPMG Services Group LLC for Electronic Payments Management Services. Alderman Neal made a motion for the first reading of Bill No. 2021-49. Alderman Ballard seconds the motion. The City Attorney read Bill No. 2021-49. Ordinance 3683.

“AN ORDINANCE AUTHORIZING AN AGREEMENT WITH EPMG SERVICES GROUP LLC FOR ELECTRONIC PAYMENTS MANAGEMENT SERVICES.”

Alderman Skopec made a motion to approve the second reading of Bill No. 2021-49. Alderman Ballard seconds the motion. The City Attorney read Bill No. 2021-49. Ordinance 3683.

“AN ORDINANCE AUTHORIZING AN AGREEMENT WITH EPMG SERVICES GROUP LLC FOR ELECTRONIC PAYMENTS MANAGEMENT SERVICES.”

Roll Call:

Ayes: Ross, Neal, Keith, Tennis, Skopec, Ballard.

Nays: None.

Absent: Sagaser.

Bill No. 2021-50 An Ordinance Authorizing an Agreement with WatchGuard, Inc and Motorola Solutions, Inc for Police Department Body Camera Products and Services. Alderman Skopec made a motion for the first reading of Bill No. 2021-50. Alderman Ballard seconds the motion. The City Attorney read Bill No. 2021-50. Ordinance 3684.

“AN ORDINANCE AUTHORIZING AN AGREEMENT WITH WATCHGUARD, INC AND MOTOROLA SOLUTIONS, INC FOR POLICE DEPARTMENT BODY CAMERA PRODUCTS AND SERVICES.”

Alderman Keith made a motion to approve the second reading of Bill No. 2021-50. Alderman Neal seconds the motion. The City Attorney read Bill No. 2021-50. Ordinance 3684.

“AN ORDINANCE AUTHORIZING AN AGREEMENT WITH WATCHGUARD, INC AND MOTOROLA SOLUTIONS, INC FOR POLICE DEPARTMENT BODY CAMERA PRODUCTS AND SERVICES.”

Roll Call:

Ayes: Ballard, Neal, Ross, Keith, Tennis, Skopec.

Nays: None.

Absent: Sagaser.



Bill No. 2021-51 An Ordinance Authorizing an Agreement with Bill Grant Ford, Inc for the Purchase of a Fleet Vehicle for the Bolivar Fire Department. Alderman Neal made a motion for the first reading of Bill No. 2021-51. Alderman Ballard seconds the motion. The City Attorney read Bill No. 2021-51. Ordinance 3685.

“AN ORDINANCE AUTHORIZING AN AGREEMENT WITH BILL GRANT FORD, INC FOR THE PURCHASE OF A FLEET VEHICLE FOR THE BOLIVAR FIRE DEPARTMENT.”

Alderman Skopec made a motion to approve the second reading of Bill No. 2021-51. Alderman Keith seconds the motion. The City Attorney read Bill No. 2021-51. Ordinance 3685.

“AN ORDINANCE AUTHORIZING AN AGREEMENT WITH BILL GRANT FORD, INC FOR THE PURCHASE OF A FLEET VEHICLE FOR THE BOLIVAR FIRE DEPARTMENT.”

Roll Call:

Ayes: Keith, Ross, Tennis, Neal, Skopec, Ballard.

Nays: None.

Absent: Sagaser.

Bill No. 2021-52 An Ordinance Approving a Contract Amendment to the Vineyard Hospitality, LLC, Pinecone Holdings, LLC and Thane Kifer Economic Development Agreement. Alderman Neal made a motion for the first reading of Bill No. 2021-52. Alderman Ballard seconds the motion. The City Attorney read Bill No. 2021-52. Ordinance 3686.

“AN ORDINANCE APPROVING A CONTRACT AMENDMENT TO THE VINEYARD HOSPITALITY, LLC, PINECONE HOLDINGS, LLC AND THANE KIFER ECONOMIC DEVELOPMENT AGREEMENT.”

Alderman Skopec made a motion to approve the second reading of Bill No. 2021-52. Alderman Ross seconds the motion. The City Attorney read Bill No. 2021-52. Ordinance 3686.

“AN ORDINANCE APPROVING A CONTRACT AMENDMENT TO THE VINEYARD HOSPITALITY, LLC, PINECONE HOLDINGS, LLC AND THANE KIFER ECONOMIC DEVELOPMENT AGREEMENT.”

Roll Call:

Ayes: Tennis, Neal, Keith, Skopec, Ballard, Ross.

Nays: None.

Absent: Sagaser.



Bill No. 2021-53 An Ordinance Calling an Election in the City of Bolivar, Missouri. Alderman Neal made a motion for the first reading of Bill No. 2021-53. Alderman Ballard seconds the motion. The City Attorney read Bill No. 2021-53. Ordinance 3687.

“AN ORDINANCE CALLING AN ELECTION IN THE CITY OF BOLIVAR, MISSOURI.”

Alderman Ballard made a motion to approve the second reading of Bill No. 2021-53. Alderman Ross seconds the motion. The City Attorney read Bill No. 2021-53. Ordinance 3687.

“AN ORDINANCE CALLING AN ELECTION IN THE CITY OF BOLIVAR, MISSOURI.”

Roll Call:

Ayes: Ross, Ballard, Keith, Tennis, Neal, Skopec.

Nays: None.

Absent: Sagaser.

2022 Budget

Alderman Ross made a motion to table to the end of the Regular Session. Alderman Ballard seconded the motion, which was unanimously approved. City Administrator Tracy Slagle began 2022 budget discussions at 7:34 p.m. 3 Scenarios were presented with various employee pay increases. Alderman Keith made a motion to take a break at 8:19p.m. Alderman Ballard seconded the motion, which was unanimously approved. Discussion resumed at 8:25p.m. and no motions made.

New Business:

Options for 2022 Employee Benefits, Ollis, Arney and Akers:

Cameron Black with Ollis, Arney and Akers explained the benefits are basically the same as 2021 with only a 3% increase for the medical coverage with Anthem. Aldermen Neal made a motion to approve the 2022 Benefits package. Aldermen Ross seconded the motion, which was unanimously approved.

Employee Annual Holiday Review:

Aldermen Keith made a motion to approve 8 hours full-time employee holiday pay for Christmas Eve 2021. Aldermen Neal seconded the motion, which was unanimously approved.

Christmas Tree Lighting on the Square, November 12th, 2021 Special Event Application:

Aldermen Neal made a motion to approve the application. Aldermen Ross seconded the motion, which was unanimously approved.

Traffic signs a Hartford Avenue and Forrest Street after Hartford Street widening completion:

Aldermen Skopec made a motion to have City Attorney Don Brown provide Ordinance at the next meeting for stop sign changes. Aldermen Neal seconded the motion, which was unanimously approved.



Calendar of Events: October 31st, 2021 Halloween on the Square; November 16th, 2021 Regular Session; November 12th, 2021 Bolivar Square Christmas Tree Lighting; November 20th, 2021 Rec Center Goblin & Hobblin 3k-5k; December 4th, 2021 Bolivar Chamber of Commerce Christmas Parade.

Executive Session: at 9:17 p.m. Alderman Neal made a motion to move into RSMo 610.0(2) Leasing, Purchase or Sale of Real Estate by a public governmental body where Public knowledge of the transaction might adversely affect the legal consideration therefor. Alderman Ballard seconded the motion.

Roll Call:

Ayes: Ross, Keith, Tennis, Neal, Skopec, Ballard.

Nays: None.

Absent: Sagaser.

Aldermen Tennis left the meeting by phone at 9:18p.m.

Discussions and no motions made.

Motion to move into Open Session:

Alderman Neal made a motion to move into Open session at 9:51p.m. Alderman Keith seconded the motion.

Roll Call:

Ayes: Neal, Ross, Skopec, Keith, Ballard.

Absent: Tennis, Sagaser.

Nays: None.

Motion to Adjourn:

Aldermen Neal made a motion to adjourn Regular Session at 9:52p.m. Aldermen Ross seconded the motion, which was unanimously approved.



Paula Henderson, City Clerk

Chris Warwick, Mayor