



OPEN CITY COUNCIL MEETING MINUTES

City Hall • 105 E. Ohio Street, Clinton, MO 64735

Tuesday, August 19, 2025 • 6:00 p.m.

The City Council of the City of Clinton, Missouri met Tuesday, August 19, 2025. Mayor Carla Moberly presided.

1. **Call to Order for Public Hearing:** Mayor Carla Moberly opened the Public Hearing at 5:45 p.m.
2. **Public Hearing**

Public hearing to establish the Ad Valorem Property Tax Rates for the budget year commencing October 1, 2025 for General and Parks and Recreation. There were no comments. Mayor Carla Moberly closed the public hearing at 5:59 p.m.

3. **Call to Order for Regular Meeting:** Mayor Carla Moberly called the regular meeting to order at 6:00pm.
4. **Roll Call**

Council Persons:

Present: Brenda Elliott, Gene Henry, Rob Hills (6:01 pm), Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon

Others Present:

City Administrator Christy Maggi, City Clerk Wendee Seaton, City Attorney Adam Sommer, Deputy Police Chief John Scott, Fire Chief Mark Manuel, Economic Development Director Mark Dawson

5. **Pledge of Allegiance:** Was recited.
6. **Approval of Minutes:** Council Person Jackson made a motion to approve the minutes of the Open City Council Meeting of August 5, 2025. Council Person House duly seconded the motion. 7 Ayes; 0 Nays; 1 Absent. Mayor Carla Moberly declared the motion passed.
7. **Personal Appearances:** None.
8. **Reports:**
 - a. Deputy Police Chief John Scott – Law Enforcement Tax Update: A report was given about the advantage of having more officers during the recent homicide investigation. Everything was handled efficiently and road officers were not required to be called in. No overtime required.
9. **Second Reading of Previously Read Bills:** None.
10. **Committee Reports:**
 - a. **Public Works Committee Report:** *Council Person House gave the following committee report:*
 1. Community Development
 - a. July Building Report: For information only.
 - b. Reviewed Dangerous Buildings List: Three properties are in the condemnation process. All properties have received some level of notice, to date. For information only.



2. Planning Commission

- a. Request from James & Amanda Long, Matt & Jen Petry, and David & Carrie Harrod to vacate an alley or portion thereof known as an undeveloped portion of West Harris Street contained within the Titus Subdivision. Planning Commission recommends approval - 5 ayes, 0 nays, 4 absent: Recommend approval, 2-0. COUNCIL: Council Person House called for the clerk to give the first reading by title only of Bill No. 2025-04.

Bill No. 2025-04 - An Ordinance vacating a portion of Harris Street in the City of Clinton, Missouri.

Council Person House made a motion to approve the first reading by title only of Bill No. 2025-04. Council Person Jones duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed.

Council Person House made a motion to suspend the rules and have the second reading by title only of Bill No. 2025-04. Council Person Jackson duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed.

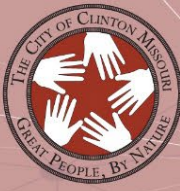
Council Person House made a motion to approve the second reading by title only of Bill No. 2025-04. Council Person Jones duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed. Ordinance 4182.

- b. Request from James Long to replat part of lots 2 through 4 of Titus Subdivision and lots 84 through 86, a replat of lots 7 & 8 of Titus Subdivision. The subdivision of these lots shall be named "Long's Prairie". Planning Commission recommends approval - 5 ayes, 0 nays, 4 absent: Recommend approval, 2-0. COUNCIL: Council Person House called for the clerk to give the first reading by title only of Bill No. 2025-05.

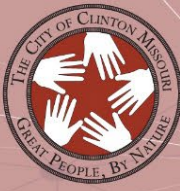
Bill No. 2025-05 - An Ordinance approving the Minor Plat of Long's Prairie, a portion of Titus Subdivision, in Clinton, Missouri.

Council Person House made a motion to approve the first reading by title only of Bill No. 2025-05. Council Person Hills duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed.

Council Person House made a motion to suspend the rules and have the second reading by title only of Bill No. 2025-05. Council Person Jones duly seconded the motion. A roll call vote was taken and the following was recorded: 7 Ayes: Brenda Elliott, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 1 Nay: Gene Henry. Due to lack of unanimous vote, the motion was not passed. The second reading will be held at the next council meeting.



3. Waste Water: For information only.
 - a. RAS/WAS Pumps: Parts no longer manufactured. Will need to do full replacement. Getting quotes.
 - b. Rotors: Will attempt to repair shafts to work until Improvement Project is complete.
 - c. Stoneridge RIG update
 - Formation of sewer district: Circuit Court is close to authorizing an election.
 - Garver monthly report: Information Only.
4. Parks & Recreation
 - a. Pediatric Place request to install communication boards at Kids' World and Artesian Park: Committee recommends the City allows the installation of boards, 2-0. COUNCIL: Council Person House made a motion to approve the request from Pediatric Place. Council Person Shannon duly seconded the motion. Discussion was held on creating a MOU to specify that Pediatric Place would be responsible for the maintenance. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
 - b. Artesian Park trees for removal: Will seek bids to remove 10 trees. UPDATE: One additional tree was identified during the bid process. Bids received for the removal of 11 trees. Staff recommends accepting the Komplete Tree Kare bid of \$13,000. COUNCIL: Council Person House made a motion to approve the bid from Komplete Tree Kare. Council Person Hills duly seconded the motion. Discussion was held on the bids provided. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
 - c. Declare surplus property
 - Genie one-man lift: Recommend approval, 2-0. COUNCIL: Council Person House made a motion to declare the Genie one-man lift as surplus. Council Person Hills duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
 - Noble floor machine: Recommend approval, 2-0. COUNCIL: Council Person House made a motion to declare the Noble floor machine as surplus. Council Person Mount duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
 - d. Food service for soccer season: Request for services has been posted. Bids are due on August 21 at 5pm. For information only.
 - e. Concession Stand: Gathering detailed pricing for building replacement for our adjuster. For information only.
5. Street
 - a. IMS street analysis: TJ and Christy participated in the project kick-off meeting on 08/07. The City is gathering additional information for IMS. Project is scheduled to begin in September. For information only.
 - b. W. Calvird Culvert: Should be completed this week and Calvird re-opened. Concrete has been ordered and scheduled to pour on August 20. For information only.
 - c. Water Street Culvert: Culvert is good, under grading and bank being repaired. Water Street will remain closed until completed. Concrete has been ordered and scheduled to pour on August 20. For information only.



b. **Public Safety Committee Report:** *Council Person Jones gave the following committee report:*

Present at meeting: Council Person Elliott, Jones and Shannon, Fire Chief Mark Manuel, Deputy Police Chief John Scott

1. Lexipol Service Agreement for Clinton Fire Department. Discussed the details of the agreement. Committee recommends adding this to the budget.
2. Fire Training classes begin tonight. For information only.
3. The Police Department hired Katy Spurgeon as a Cadet Police Officer. She will be going to the Academy. For information only.

c. **Finance Committee Report:** *Council Person Henry gave the following committee report:*

Present at meeting: Council Person Henry and Mount, Mayor Carla Moberly, City Administrator Christy Maggi, City Clerk Wendee Seaton, Economic Development Director Mark Dawson, Clinton Regional Airport Board President Wallace White

1. Affordable Housing Incentive Policy

Resolution No. 18-2025 - A Resolution of the City Council of Clinton, Missouri adopting a policy for the waiver of City Fees for Affordable Housing Projects.

Discussed the need for housing in our community. Things that influence community health are lack of transportation, lack of affordable housing and poverty. Committee recommends approval, 3/0. COUNCIL: Council Person Henry made a motion to approve Resolution No. 18-2025. Council Person Mount duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.

2. MBL application to Missouri Housing Development Commission (MHDC) requesting funding for Cloy Estates Phase III Development.
 - a. Request for resolution of support for project. Committee recommends approval, 3/0.

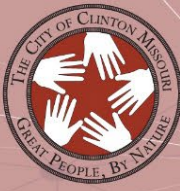
Resolution No. 19-2025 - A Resolution of the City Council of Clinton, Missouri supporting an application by D. Kim Lingle and MBL Development for Missouri Housing Development Commission Funding for Cloy Estates Phase III Development.

COUNCIL: Council Person Henry made a motion to approve Resolution No. 19-2025. Council Person House duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.

- b. Request for waiver of City fees to enhance Missouri Housing Development Commission scoring of application: Committee recommends approval, 3/0.

Resolution No. 20-2025 - A Resolution of the City Council of Clinton, Missouri authorizing the Waiver of City Fees for Cloy Estates III Development, an Affordable Housing Project.

COUNCIL: Council Person Henry made a motion to approve Resolution No. 20-2025. Council Person House duly seconded the motion. Discussion was held on how the benefits offset the loss of fees. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.



3. Airport terminal: Consider installing aluminum framed window-wall with entry door and lock, \$8,125.00. Wallace White explained the need and that the prior grant would not cover this addition. It can be added to the FY 25/26 Budget. Committee recommends approval, 3/0. **COUNCIL:** Council Person Henry made a motion to approve cost of the window wall as a continuation of the terminal project. Council Person House duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
 4. Monthly Financials: June, 2025.
11. **Mayor's Report:**
- a. Mayor's recommendation for the appointment of Amy McFarland to the Board of Adjustment with a term expiring August 2029. Council Person House made a motion to approve the appointment of Amy McFarland to the Board of Adjustments. Council Person Jones duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
 - b. Thanks to the Police Department on efficiently handling the recent homicide incident.
12. **City Administrator's Report:**
- a. Received a \$15,000 grant to remove dead or damaged trees at Englewood Cemetery. This is a 50/50 grant. Staff met with the Englewood Perpetual Fund and they are open to fund more tree removals. Citizens also want to donate funds. The City will be required to plant 2 trees for every tree removed.
13. **Unfinished Business:**
- a. Alliance Water Resources Agreement
Resolution No. 21-2025 - A Resolution of the City Council of Clinton, Missouri authorizing the renewal of a Professional Operating Services and Management Agreement between the City of Clinton (CITY) and Alliance Water Resources, Inc. (ALLIANCE).
Council Person House made a motion to approve Resolution No. 21-2025. Council Person Jones duly seconded the motion. 7 Ayes; 1 Nay. Mayor Carla Moberly declared the motion passed.
14. **New Business:**
- a. Tax Levy for 2025. Council Person House called for the clerk to give the first reading by title only of Bill No. 2025-06.
Bill No. 2025-06 - An Ordinance Levying Taxes for the year 2025.
Council Person House made a motion to approve the first reading by title only of Bill No. 2025-06. Council Person Jones duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed.
Council Person House made a motion to suspend the rules and have the second reading by title only of Bill No. 2025-06. Council Person Hills duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed.



Council Person House made a motion to approve the second reading by title only of Bill No. 2025-06. Council Person Jones duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed. Ordinance 4183.

15. **Adjournment:** With no further business, Council Person House made a motion to adjourn. Council Person Jones duly seconded the motion. 8 Ayes; 0 Nays. At 6:40 pm, Mayor Carla Moberly declared the motion passed and adjourned the meeting.

City Clerk Wendee Seaton

Mayor Carla Moberly

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