

**REGULAR MEETING MINUTES
BOARD OF ALDERMEN OF THE CITY OF CUBA, MISSOURI
TUESDAY – JANUARY 18, 2022 – 6:00 P.M.
CUBA CITY HALL COUNCIL ROOM**

Mayor Cody Leathers called the meeting to order. Aldermen present: Kevin Copling, Sam Black, Dave Honea, Curtis Holt, Jeff Bouse. Aldermen absent: Warren Graddy. Public Works Director present: Craig Bouse. Police Chief present: Doug Shelton. City attorney present: Lance Thurman.

Motion by Holt, seconded by Bouse, to approve the agenda. Vote: All ayes. Graddy absent.

Motion by Bouse, seconded by Black, to approve the regular meeting minutes from January 4, 2022. Vote: All ayes. Graddy absent. Holt-abstain.

Motion by Holt, seconded by Bouse, to approve bills to be paid. Vote: All ayes. Graddy absent.

Citizens Participation: None.

Fund balance transfers and budget revisions as of 12/31/21: Comptroller Christine Nash was present, and Mayor Leathers asked the council if there were any questions. No questions. **Motion by Bouse, seconded by Black, to approve the fund balance transfers and budget revisions as of 12/31/21. Vote: All ayes. Graddy absent.**

Property Management committee recommendation: The property management committee recommends soliciting the hire of a level 13 employee named Property Management Specialist. Mayor Leathers would like someone with a handyman experience that can do a little of everything that does not require much supervision. Bouse recommends giving PWD Bouse the authority to post the job internally and externally for two weeks, although if one internally is capable then there would be no need for an external posting but that could also make the hiring process longer. **Motion by Honea, seconded by Black, to allow PWD Bouse to move forward with soliciting the hire of a level 13 employee named Property Management Specialist posting the job internally and externally. Vote: All ayes. Graddy absent.**

Public Works Director report: PWD Bouse stated that there are some surplus items that he would like to run ads to bid with a reserve price. Items include a finishing mower, propane gas furnace, 2011 Dodge Charger, and a 2012 Dodge Charger. **Motion by Bouse, seconded by Honea, to run an ad to bid surplus items. Vote: All ayes. Graddy absent.**

PWD Bouse stated that he met with SAK Construction and hopes to see progress in a month. Mayor Leathers asked if the southwest quadrant project will be done soon. PWD Bouse replied that it will hopefully be done by April.

CITY OF CUBA – BOARD OF ALDERMEN MINUTES – JANUARY 18, 2022

Police Chief report: None.

PC Shelton updated on the nuisance complaints and stated that there have been several complaints of condemned houses to be looked into. Honea asked about a white house on route 66 next to the Christian Science Society and PC Shelton stated that the house is abandoned and there are homeless staying there. Honea stated that there are other houses in this area that have been torn down, but the debris is still laying there. Mayor Leathers stated that maybe the city should consider cleaning up the property and putting a lien on the property. Black suggested treating these properties as they did the old Midway Motel and giving a timeframe to clean up and if not, then the city will handle and send a bill or place a lien on the property. PWD Bouse stated that he is also trying to get some other properties cleaned up.

Motion by Holt, seconded by Bouse, to have the first reading of Bill No. 2042 by caption only. Vote: All ayes. Graddy absent. Attorney Thurman read Bill No. 2042 – An ordinance amending Chapter 5 Article 1 Section 5-5, of the Cuba, Missouri, City Code, modifying the fee for adopting an animal from the Cuba Animal Shelter. **Motion by Black, seconded by Copling, to approve the first reading of Bill No. 2042. Roll call vote: Copling-yes, Black-yes, Honea-yes, Holt-yes, Bouse-yes. Graddy absent. Motion by Black, seconded by Bouse, to have the second reading of Bill No. 2042 by caption only. Vote: All ayes. Graddy absent.** Attorney Thurman read Bill No. 2042 a second time. **Motion by Holt, seconded by Honea, to approve the second reading of Bill No. 2042. Roll call vote: Bouse-yes, Holt-yes, Honea-yes, Black-yes, Copling-yes. Graddy absent.** Mayor Leathers declared Bill No. 2042 becomes General Ordinance 1203 on this 18th day of January 2022.

Honea asked if the animal license tags was changed with Bill No. 2042. Attorney Thurman stated that no it was not, and he was going to discuss in old business. Attorney Thurman stated that in the code book there is more to change than just one ordinance and wants to make sure the council wants all of them changed. Attorney Thurman stated that there are tags for cats and dogs and wants to look into. Mayor Leathers stated that they can be looked at and ready for the next council meeting.

Motion by Black, seconded by Honea, to have the reading of Bill No. 2043 by title only. Vote: All ayes. Graddy absent. Attorney Thurman read Bill No. 2043 – A resolution amending the review committee for economic incentives for the City of Cuba Missouri. **Motion by Bouse, seconded by Black, to approve the reading of Bill No. 2043. Roll call vote: Copling-yes, Black-yes, Honea-yes, Holt-yes, Bouse-yes. Graddy absent.** Mayor Leathers declared Bill No. 2043 becomes resolution 01-22 on this 18th day of January 2022.

Motion by Holt, seconded by Bouse, to have the first reading of Bill No. 2044 by caption only. Vote: All ayes. Graddy absent. Attorney Thurman read Bill No. 2044 – An ordinance amending section 23-49 of the Cuba city code, a code section establishing locations of stop signs within the City of Cuba, Missouri, to place stop signs at the intersection of Glassey Avenue and North Springfield Street. **Motion**

CITY OF CUBA – BOARD OF ALDERMEN MINUTES – JANUARY 18, 2022

by Bouse, seconded by Holt, to approve the first reading of Bill No. 2044. Roll call vote: Bouse-yes, Holt-yes, Honea-yes, Black-yes, Copling-yes. Graddy absent. Motion by Bouse, seconded by Black, to have the second reading of Bill No. 2044 by caption only. Vote: All ayes. Graddy absent. Attorney Thurman read Bill No. 2044 a second time. **Motion by Holt, seconded by Bouse, to approve the second reading of Bill No. 2044. Roll call vote: Copling-yes, Black-yes, Honea-yes, Holt-yes, Bouse-yes. Graddy absent.** Mayor Leathers declared Bill No. 2044 becomes General Ordinance 1204 on this 18th day of January 2022.

Copling has been thinking of ways to improve and move the town forward and talking with Sean Siebert. Copling would like to take \$400,000 from capital improvements and pick a couple of roads to build as in a road to the new marijuana plant, the road by Jim's Motors, maybe a bridge from Fleenor to Highway P. Mayor Leathers stated that the county commission has a lot of ARPA funds and is talking about some road projects and encouraged Copling to reach out and discuss with the county. Copling wants to dedicate \$400,000 to the road projects to show the city is serious about these road projects and wants to ask the board to look into this and then maybe a grant to match the money. Mayor Leathers asked Siebert to look into some matching grants for streets. Bouse stated that Oak Hill still needs curb and guttering that was planned some time ago. Siebert will look for grants and report back to the council.

Copling would also like to check for any concrete grants for sidewalks. The walking trail going into Hood Park is all broken and looks rough. Siebert will check with MRPC for any grants.

Black stated that the property management and grounds department had a committee meeting, and it was discussed to move Jacob Bouse from pay grade 10 to pay grade 12. A pay grade 12 for water, sewer, and street laborer is the same as a grade 10 for grounds laborer, except for two differences listed in a level 12: CDL required and assists with construction and maintenance of water lines, sewer lines, connections, streets, roads, sidewalks, and right of ways. Jacob Bouse, a grounds laborer, pay grade 10, is asked to perform water/sewer/street/ laborer duties consistently. He also has his CDL permit. The grounds committee recommendation is to add the two differences to the grounds laborer position, moving the pay grade to a level 12 for the grounds laborer position and if approved, increase Jacob Bouse's salary to \$15.99 to commensurate with the compression pay salary schedule that was approved for FY 2022 effective January 1, 2022. **Motion by Black, to approve the recommendation moving Jacob Bouse to pay grade level 12.** Holt asked if there were other employees in this same situation that would be asking for the same. Mayor Leathers stated that Jacob Bouse is the only pay grade level 10, so no. **Honea, seconded the motion to approve the recommendation.** Copling wants to do away with the level 10 and start all at a level 12. Mayor Leathers stated that is a conversation for a later time. **Roll call vote: Copling-yes, Black-yes, Honea-yes, Holt-yes, Bouse-abstain. Graddy absent.**

Honea received a letter stating that statute dictates a review of census to check the wards as they may not be correct. Thurman stated that the state says the wards need to be broke up to have the same amount of people and the number of people per ward comes from the county office. Copling gave some

CITY OF CUBA – BOARD OF ALDERMEN MINUTES – JANUARY 18, 2022

voting stats and thinks the wards are equal, but not all get out to vote. Mayor Leathers will contact John Martin, County Clerk for information regarding this matter. Holt thinks this needs to be checked with a new subdivision coming in and what ward it would fall into. Thurman will check and send the statute.

Holt stated that the road by the new Maries County Bank needs to be paved. PWD Bouse stated it is on the schedule for this summer.

Bouse stated that some employees do not have the proper license to drive a city vehicle and should stop taking trucks home. If they are not licensed correctly, it could be a liability. Mayor Leathers stated that all employees should have a class E license. PWD Bouse will check on those that don't have a class E and stated that some need the CDL and are working on them. Bouse stated that they shouldn't be driving trucks home without the proper license and Honea asked if any should be driving them home period. Bouse does know they are on call, but still questions it. Thurman stated a motion to not drive the trucks home without the proper license isn't needed as it could break the law. Honea stated that he has received complaints of city vehicles being seen at restaurants in Sullivan. Mayor Leathers stated that those who do not have the proper license can not take a city vehicle home.

Motion by Honea, seconded by Holt, to adjourn. Vote: All ayes. Graddy absent.

Lainie Garbo, City Clerk