



**COUNTY COUNCIL NOTICE OF A
REGULAR MEETING AND PUBLIC HEARING**

Notice is hereby given that the Jefferson County, Missouri, Council, will conduct a Regular Meeting and Public Hearing on Monday, August 9, 2021 at 6:30 p.m., in the Assembly Room of the Jefferson County Administration Center, located at 729 Maple Street, Hillsboro, Missouri. Due to the pandemic, social distancing will be observed, and seating will be limited.

The tentative agenda includes:

- I. CALL TO ORDER
- II. INVOCATION
- III. PLEDGE OF ALLEGIANCE
- IV. ROLL CALL
- V. PUBLIC COMMENTS
- VI. APPROVAL OF THE AGENDA
- VII. APPROVAL OF THE JOURNAL
 - A. Approval of the July 26, 2021 Journal – Regular Meeting.
 - B. Approval of the August 2, 2021 Journal – Work Session.
- VIII. PUBLIC HEARING
 - A. Public Hearing Regarding The 2021 Jefferson County Roadway Safety Plan. (See Resolution R21-0801) (*Department of Public Works*)
 - B. Public Hearing Regarding The 2021 Roadway Master Plan (See Resolution R21-0802) (*Department of Public Works*)
- IX. REPORTS FROM COUNTY EXECUTIVE
- X. RECONSIDERATION OF BILLS
- XI. CONSIDERATION OF VETOED BILLS
- XII. CONSENT AGENDA

Bill No. 21-0801 - An Ordinance To Authorize Jefferson County To Reimburse The City Of Olympian Village, Missouri Under The Tax Revenue Sharing Agreement For The One-Half Of One Percent (1/2 Of 1%) Road Improvement Sales Tax For The Purpose Of Capital Improvements To The Publicly Maintained Roads Of Jefferson County. (*Department of Public Works*)

(Consent Agenda, Continued)

Bill No. 21-0802 - An Ordinance Authorizing Jefferson County, Missouri, Information Technologies Office To Purchase The Hewlett Packard Enterprise Software And Support For The County Data Storage Under The State Of Missouri – PC Prime Vendor Services Contract CT160910001 From Shi International Corp.; And The Authorization For The County Executive To Execute Any Necessary Agreements Or Contracts To Effectuate The Purchase. *(Department of Information Technology)*

Bill No. 21-0803 - An Ordinance Awarding Bids For Certain Products And Services To The Lowest And Best Bidders As Reflected In The Responses To Certain Invitations For Bid And Requests For Proposals For Lawn Care Services 2021; And Authorization For The County Executive To Execute Any Necessary Agreements Or Contracts To Effectuate The Award Of The Bids And Proposals. *(Department of Parks and Recreation)*

Bill No. 21-0804 - An Ordinance Awarding Bids For Certain Products And Services To The Lowest And Best Bidders As Reflected In The Responses To Certain Invitations For Bid And Requests For Proposals For Sheriff's Office E-Cigarettes 2021; And Authorization For The County Executive To Execute Any Necessary Agreements Or Contracts To Effectuate The Award Of The Bids And Proposals. *(Department of the Sheriff)*

Bill No. 21-0805 - An Ordinance Authorizing Jefferson County, Missouri, Information Technologies Office To Purchase The Software Assurance Win SVR DC CoreLic Under The State Of Missouri – PC Prime Vendor Services Contract CT160910001 From SHI International Corp.; And The Authorization For The County Executive To Execute Any Necessary Agreements Or Contracts To Effectuate The Purchase. *(Department of Information Technology)*

Bill No. 21-0806 - An Ordinance Awarding Bids For Certain Products And Services To The Lowest And Best Bidders As Reflected In The Responses To Certain Invitations For Bid And Requests For Proposals For Voting Booths 2021; And Authorization For The County Executive To Execute Any Necessary Agreements Or Contracts To Effectuate The Award Of The Bids And Proposals. *(Department of County Clerk)*

Bill No. 21-0807 - An Ordinance Awarding Bids For Certain Products And Services To The Lowest And Best Bidders As Reflected In The Responses To Certain Invitations For Bid And Requests For Proposals For Equipment Rental Services 2021; And Authorization For The County Executive To Execute Any Necessary Agreements Or Contracts To Effectuate The Award Of The Bids And Proposals. *(Department of Public Works)*

Bill No. 21-0808 - An Ordinance Authorizing Jefferson County, Missouri, To Enter Into Agreements Regarding Conditions Of Participation In The Homeowner Rehabilitation Program And Authorizing The County Executive To Execute The Agreement On Behalf Of The County Located In Council District 7. *(Department of Economic Development Corp.)*

Bill No. 21-0809 – An Ordinance Approving And Adopting The Jefferson County Community Development Block Grant 2021-25 Consolidated Plan And 2021 Action Plan And Authorizing The County Executive To Certify The Plan On Behalf Of The County; And Providing For An Effective Date Thereof. Projects Are Located In All Council Districts. *(Department of Economic Development Corp.)*

(Consent Agenda, Continued)

Bill No. 21-0810 - An Ordinance Authorizing Jefferson County, Missouri To Enter Into An Agreement Regarding Conditions Of Participation In The Community Development Block Grant Sewer Infrastructure Program (City Of De Soto, Missouri, SI-21-001) And Authorizing The County Executive To Execute The Agreement On Behalf Of The County, Project Located In Council District 6. *(Department of Economic Development Corp.)*

Bill No. 21-0811 - An Ordinance Authorizing The Jefferson County Executive To Enter Into A Licensing Agreement With ASCAP And BMI For Musical Licensing Agreements To Allow The Jefferson County, Missouri, Department Of Parks And Recreation To Play Music During The Health Fitness Classes At The High Ridge Civic Center. *(Department of Parks and Recreation)*

Bill No. 21-0812 - An Ordinance To Utilize The State Of Missouri Contract Pricing Pursuant To The Model Year Roll-Over Contract Period Extension Under The Model Year 2021 Patrol Vehicles Contract CC210416001 With Don Brown Chevrolet, And To Authorize The Execution Of A Purchase For The Department Of The Sheriff. *(Department of the Sheriff)*

Bill No. 21-0813 - An Ordinance To Authorize The County Executive To Execute Change Order No. 1 For The Corrugated Metallic Pipe 2021 Contract For The Jefferson County, Missouri, Department Of Public Works. *(Department of Public Works)*

XIII. CONSIDERATION OF ITEMS REMOVED FROM THE CONSENT AGENDA

XIV. CONSIDERATION OF RESOLUTIONS

Resolution No. R21-0801 - A Resolution And Order Of The Jefferson County, Missouri, Council To Establish And Implement A County Roadway Safety Plan Providing Direction For The Jefferson County Department Of Public Works. *(Department of Public Works)*

Resolution No. R21-0802 - A Resolution And Order Of The Jefferson County, Missouri, Council To Establish And Implement A Roadway Master Plan Providing Direction For The Jefferson County Department Of Public Works. *(Department of Public Works)*

Resolution No. R21-0803 – A Resolution And Order Of The Jefferson County, Missouri, Council To Consent To The Nomination And Appointment Of Michael “Scott” Brothers By The Jefferson County, Missouri, County Executive To The Developmental Disability Advocates Board, Jefferson County, Missouri, And Terms Thereof. *(Department of County Executive)*

Resolution No. R21-0804 – A Resolution And Order Of The Jefferson County, Missouri, Council To Consent To The Nomination And Appointment Of Anthony Sokolic By The Jefferson County, Missouri, County Executive To The Developmental Disability Advocates Board, Jefferson County, Missouri, And Terms Thereof. *(Department of County Executive)*

Resolution No. R21-0805 – A Resolution And Order Of The Jefferson County, Missouri, Council To Consent To The Nomination And Appointment Of Trisha Fribis (At-Large Seat) For Jefferson County Planning And Zoning Commission Of Jefferson County, Missouri, And Terms Thereof. *(Department of County Executive)*

XV. INTRODUCTION OF BILLS

Bill No. 21-0814 - An Ordinance Approving Application CU21055 For The Issuance Of A Conditional Use Permit For A 190-Foot Telecommunication Tower In The Large Lot Residential (LR2) Zone District Located In Council District 7. *(Department of County Services and Code Enforcement)*

Bill No. 21-0815 - An Ordinance Approving Application CU21057 For The Issuance Of A Conditional Use Permit For A Group Home For Persons With Disabilities, Hospice, Or Special Care In A Non-Planned Community Commercial (CC2) Zone District Located In Council District 3. *(Department of County Services and Code Enforcement)*

XVI. PERFECTION OF BILLS

Bill No. 21-0724 - An Ordinance Approving Application VR21054 To Vacate The Plats Of Huntington Trails Phase 11, Lots 81 Through 90, A Subdivision Recorded In Plat Book 257, Page 10 Of The Land Records Of Jefferson County, Missouri; And Huntington Trails Phase 12, Lots 68 Through 73, A Subdivision Recorded In Plat Book 257, Page 11 Of The Land Records Of Jefferson County, Missouri, And Being Tracts Of Land Located In Us Survey 1856, Jefferson County, Missouri, Located In Council District 5. *(Department of County Services and Code Enforcement)*

Bill No. 21-0725 - An Ordinance Approving Application PM21054 A Revised Development Plan For Pleasantview Motel Addition Located In Council District 4. *(Department of County Services and Code Enforcement)*

Bill No. 21-0726 - An Ordinance Approving Application PR221053 A Rezoning From Single Family Residential (R10) And Non-Planned Community Commercial (CC2) Zone Districts To Planned Mixed Residential (PR2) Zone District And A Development Plan For Belleville RV Park (Addition) Located In Council District 2. *(Department of County Services and Code Enforcement)*

Bill No. 21-0727 - An Ordinance Ordering And Approving The Delinquent Tax Trustee As Appointed Pursuant To Section 140.260 RSMo (2020) To Sell Certain Property, Execute Deeds And Deliver The Same For Real Property To Rocket Management Company, LLC As Described Herein, Located In The City Of Pevely And Council District 5. *(Department of the Collector)*

Bill No. 21-0728 - An Ordinance To Authorize An Amendment Of The 2021 Budget Pursuant To The Home Rule Charter Of Jefferson County, Missouri And Section 50.622 RSMo (2020) To Reflect The Receipt Of Additional Revenue Not Estimated Or Anticipated And The Appropriation Thereof To Increase The Accounts For Commissary Purchases And E-Cig Purchases Due To The Increased Jail Population And The Addition Of Federal Inmates. *(Department of the Sheriff)*

Bill No. 21-0730 - An Ordinance To Authorize An Amendment Of The 2021 Budget Pursuant To The Home Rule Charter Of Jefferson County, Missouri, And The Revised Statutes Of Missouri To Transfer And Appropriate Four Hundred Twenty-Four Thousand Dollars (\$424,000.00) For The Purchase Of Real Property And Four Thousand Dollars (\$4,000.00) For Related Expenses For The Purchase Of Real Property Located In Council District #6. *(County Executive)*

XVII. FINAL PASSAGE OF BILLS

Bill No. 21-0724 - An Ordinance Approving Application VR21054 To Vacate The Plats Of Huntington Trails Phase 11, Lots 81 Through 90, A Subdivision Recorded In Plat Book 257, Page 10 Of The Land Records Of Jefferson County, Missouri; And Huntington Trails Phase 12, Lots 68 Through 73, A Subdivision Recorded In Plat Book 257, Page 11 Of The Land Records Of Jefferson County, Missouri, And Being Tracts Of Land Located In Us Survey 1856, Jefferson County, Missouri, Located In Council District 5. *(Department of County Services and Code Enforcement)*

Bill No. 21-0725 - An Ordinance Approving Application PM21054 A Revised Development Plan For Pleasantview Motel Addition Located In Council District 4. *(Department of County Services and Code Enforcement)*

Bill No. 21-0726 - An Ordinance Approving Application PR221053 A Rezoning From Single Family Residential (R10) And Non-Planned Community Commercial (CC2) Zone Districts To Planned Mixed Residential (PR2) Zone District And A Development Plan For Belleville RV Park (Addition) Located In Council District 2. *(Department of County Services and Code Enforcement)*

Bill No. 21-0727 - An Ordinance Ordering And Approving The Delinquent Tax Trustee As Appointed Pursuant To Section 140.260 RSMo (2020) To Sell Certain Property, Execute Deeds And Deliver The Same For Real Property To Rocket Management Company, LLC As Described Herein, Located In The City Of Pevely And Council District 5. *(Department of the Collector)*

Bill No. 21-0728 - An Ordinance To Authorize An Amendment Of The 2021 Budget Pursuant To The Home Rule Charter Of Jefferson County, Missouri And Section 50.622 RSMo (2020) To Reflect The Receipt Of Additional Revenue Not Estimated Or Anticipated And The Appropriation Thereof To Increase The Accounts For Commissary Purchases And E-Cig Purchases Due To The Increased Jail Population And The Addition Of Federal Inmates. *(Department of the Sheriff)*

Bill No. 21-0730 - An Ordinance To Authorize An Amendment Of The 2021 Budget Pursuant To The Home Rule Charter Of Jefferson County, Missouri, And The Revised Statutes Of Missouri To Transfer And Appropriate Four Hundred Twenty-Four Thousand Dollars (\$424,000.00) For The Purchase Of Real Property And Four Thousand Dollars (\$4,000.00) For Related Expenses For The Purchase Of Real Property Located In Council District #6. *(County Executive)*

XVIII. OTHER MATTERS

A. County Council Motions Regarding Future Agendas – Other Matters. *(County Council)*

B. Motion To Acknowledge Receipt Of Jefferson County Library District Annual Report For Fiscal Year 2020 And Place On File In The County Clerk's Office. *(Department of County Clerk)*

C. Motion To Acknowledge Receipt Of The Jefferson County Treasurer's Monthly Settlement And Financial Report For June, 2021 And To Place On File In The County Clerk's Office. *(Department of the County Clerk)*



- XIX. REPORTS AND COMMENTS FROM COUNCIL MEMBERS
- XX. CLOSED SESSION
- XXI. ADJOURNMENT

Representatives of the media may obtain copies of this notice by contacting Leah Smith of the County Executive Office, Jefferson County, Missouri, PO Box 100, Hillsboro, Missouri 63050, 636-797-5400. The custodian of records contact for the County Council is Cherlynn Boyer, who may be contacted at 636-797-5517. Any person requiring special accommodation under the Americans with Disabilities Act should contact Human Resources at 636-797-5071.

BILL NO.: 21-0801

ORDINANCE NO.: 21-_____

INTRODUCED BY: COUNCIL MEMBER(s) _____

1 **AN ORDINANCE TO AUTHORIZE JEFFERSON COUNTY TO**
 2 **REIMBURSE THE CITY OF OLYMPIAN VILLAGE, MISSOURI UNDER THE**
 3 **TAX REVENUE SHARING AGREEMENT FOR THE ONE-HALF OF ONE**
 4 **PERCENT (1/2 OF 1%) ROAD IMPROVEMENT SALES TAX FOR THE PURPOSE**
 5 **OF CAPITAL IMPROVEMENTS TO THE PUBLICLY MAINTAINED ROADS OF**
 6 **JEFFERSON COUNTY.**

7 **WHEREAS**, Pursuant to Ordinance 21-0115, Jefferson County, Missouri, (hereafter,
 8 the “County”) entered into an annual tax sharing agreement with the City of Olympian
 9 Village, Missouri, (hereafter, the “Municipality”) for the purpose of sharing and spending
 10 revenue, generated by the imposition of a countywide sales tax, on programmed projects for
 11 the 2021 calendar year; and,

12 **WHEREAS**, the Municipality is required to submit reimbursement requests to
 13 the County for appropriate expenditures on a periodic basis; and,

14 **WHEREAS**, the Municipality has requested reimbursements for the current
 15 period as follows:

16	<u>Municipality</u>	<u>Reimbursement Request</u>
17	City of Olympian Village	\$18,919.00

1 **WHEREAS**, documentation for each request being made this period by the
2 Municipality is attached hereto as Exhibit A; and,

3 **WHEREAS**, the County finds that it is now necessary and in the best interest of the
4 County to reimburse these expenses from the funding account of this Municipality as
5 maintained by the Office of the County Treasurer, subject to funding account balance
6 limitations.

7 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
8 **AS FOLLOWS:**

9 Section 1: The County is authorized to reimburse the Municipality located within
10 Jefferson County as follows:

<u>Municipality</u>	<u>Reimbursement Request</u>
City of Olympian Village	\$18,919.00

13 Section 2: The Jefferson County, Missouri, Council hereby authorizes the
14 County to make reimbursement to the Municipality, per Exhibit A which is attached
15 hereto and which is incorporated herein. The County Executive is further authorized to
16 take any and all actions necessary to carry out the intent of this Ordinance.

17 Section 3. Copies of all annual tax sharing agreements and anticipated projects,
18 along with all reimbursement requests received, shall be filed and maintained by the
19 Department of the County Clerk consistent with the rules and procedures for the
20 maintenance and retention of records as promulgated by the Secretary of State.

1 Section 4: This Ordinance shall be in full force and effect from and after its date
2 of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
3 affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins	_____
Council Member District 2, Renee Reuter	_____
Council Member District 3, Phil Hendrickson	_____
Council Member District 4, Charles Groetke	_____
Council Member District 5, Tracey Perry	_____
Council Member District 6, Daniel Stallman	_____
Council Member District 7, Victoria James	_____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, County Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

INTRODUCED BY: COUNCIL MEMBER (s) _____

1 **AN ORDINANCE AUTHORIZING JEFFERSON COUNTY, MISSOURI,**
2 **INFORMATION TECHNOLOGIES OFFICE TO PURCHASE THE HEWLETT**
3 **PACKARD ENTERPRISE SOFTWARE AND SUPPORT FOR THE COUNTY**
4 **DATA STORAGE UNDER THE STATE OF MISSOURI – PC PRIME VENDOR**
5 **SERVICES CONTRACT CT160910001 FROM SHI INTERNATIONAL CORP.;**
6 **AND THE AUTHORIZATION FOR THE COUNTY EXECUTIVE TO EXECUTE**
7 **ANY NECESSARY AGREEMENTS OR CONTRACTS TO EFFECTUATE THE**
8 **PURCHASE.**

9 **WHEREAS,** Jefferson County, Missouri, (hereafter, the “County”) through the
10 Information Technology Office desires to purchase the Hewlett Packard Enterprise
11 software and support for the County data storage under the State of Missouri – PC Prime
12 Vendor Services Contract CT160910001 from SHI International Corp., for the following
13 terms and conditions as authorized by the County:

PURCHASE

Hewlett Packard Enterprise Software and Support for the County Data Storage

AWARDED BIDDER

SHI International Corp.

AMOUNT

For the total amount, up to **\$10,761.12**

1 and subject to budgetary limitations

2 **WHEREAS**, the Jefferson County, Missouri, Council finds it is in the best interests of
3 the County to purchase Hewlett Packard Enterprise Software and Support for the County
4 Data Storage the State of Missouri – PC Prime Vendor Services Contract CT160910001
5 from SHI International Corp., for a total purchase amount of **\$10,761.12** upon approval
6 of the County Council and County Executive, subject to budgetary limitations; and,

7 **WHEREAS**, an unexecuted copy of the coverage agreement is incorporated herein
8 by reference and attached as Exhibit A.

9 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
10 **AS FOLLOWS:**

11 Section 1. The County Council hereby authorizes the purchase of the Life
12 Cycle Replacement and upgrade for core network hardware as follows:

13 PURCHASE

14 Hewlett Packard Enterprise Software and Support for the County Data Storage

15 AWARDED BIDDER

16 SHI International Corp.

17 State of Missouri – PC Prime Vendor Services Contract CT160910001

18 AMOUNT

19 For the total amount, up to **\$10,761.12**

20 with approval of the County Council and County Executive

21 and subject to budgetary limitations

1 Section 2. The Jefferson County, Missouri, Council hereby authorizes the
2 County Executive to execute any agreements or contracts necessary to effectuate the award
3 of the bids and proposals set forth in this Ordinance. The County Executive is further
4 authorized to take any and all actions necessary to carry out the intent of this Ordinance.

5 Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses
6 thereto, and any contracts or agreements shall be maintained by the Department of the
7 County Clerk consistent with the rules and procedures for the maintenance and retention
8 of records as promulgated by the Secretary of State.

9 Section 4. This Ordinance shall be in full force and effect from and after its
10 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
11 shall not affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

INTRODUCED BY: COUNCIL MEMBER (s) _____

1 **AN ORDINANCE AWARDING BIDS FOR CERTAIN PRODUCTS AND**
 2 **SERVICES TO THE LOWEST AND BEST BIDDERS AS REFLECTED IN THE**
 3 **RESPONSES TO CERTAIN INVITATIONS FOR BID AND REQUESTS FOR**
 4 **PROPOSALS FOR LAWN CARE SERVICES 2021; AND AUTHORIZATION FOR**
 5 **THE COUNTY EXECUTIVE TO EXECUTE ANY NECESSARY AGREEMENTS**
 6 **OR CONTRACTS TO EFFECTUATE THE AWARD OF THE BIDS AND**
 7 **PROPOSALS.**

8 **WHEREAS**, Jefferson County, Missouri, (hereafter, the “County”) in response to
 9 certain Invitations for Bids and Requests for Proposals issued by the County, received bids
 10 and proposals for the following items or services:

BID NAME

Lawn Care Services 2021

NUMBER OF BIDS RECEIVED

1

DATE OF BID OPENING

7-13-2021

17 **WHEREAS**, after reviewing the bids and proposals set forth above, the
 18 Department of Parks and Recreation has determined that certain bids and proposals

1 represent the lowest and best bid for the respective items or services and met the bid or
2 proposal specifications issued by the County; and

3 **WHEREAS**, the Jefferson County, Missouri, Council finds it is in the best interest
4 of the County to award the bids and proposals to Precision Lawn Care & Landscaping
5 LLC for a term from date of approval to 8-8-22 upon approval by the County Council and
6 County Executive for **up to \$37,500.00 per term, for total amount not to exceed**
7 **\$37,500.00 for the term**, subject to budgetary limitations.

8 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
9 **AS FOLLOWS:**

10 Section 1. The County awards the following bids and proposals which are
11 incorporated by this reference as if fully set out herein, to the lowest and best vendor(s)
12 bidding for each respective item or service as follows:

13	<u>BID NAME</u>
14	Lawn Care Services 2021
15	<u>TERM</u>
16	date of approval to 8-8-21
17	Upon approval by the County Council and County Executive
18	<u>AMOUNT</u>
19	Up to \$37,500.00 per term,
20	for total amount not to exceed \$37,500.00 for the term,
21	subject to budgetary limitations
22	<u>AWARDED BIDDER</u>

Precision Lawncare & Landscaping

1
2
3
4
5
6
7
8
9
10
11
12
13
14

Section 2. The Jefferson County, Missouri, Council hereby authorizes the County Executive to execute the agreement attached hereto and incorporated herein by Reference as Exhibit “A” and any agreements or contracts necessary to effectuate the award of the bids and proposals set forth in this Ordinance. The County Executive is further authorized to take any and all actions necessary to carry out the intent of this Ordinance.

Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses thereto, and any contracts or agreements shall be maintained by the Department of the County Clerk consistent with the rules and procedures for the maintenance and retention of records as promulgated by the Secretary of State.

Section 4. This Ordinance shall be in full force and effect from and after its date of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

INTRODUCED BY: COUNCIL MEMBER (s) _____

1 **AN ORDINANCE AWARDING BIDS FOR CERTAIN PRODUCTS AND**
 2 **SERVICES TO THE LOWEST AND BEST BIDDERS AS REFLECTED IN THE**
 3 **RESPONSES TO CERTAIN INVITATIONS FOR BID AND REQUESTS FOR**
 4 **PROPOSALS FOR SHERIFF’S OFFICE E-CIGARETTES 2021; AND**
 5 **AUTHORIZATION FOR THE COUNTY EXECUTIVE TO EXECUTE ANY**
 6 **NECESSARY AGREEMENTS OR CONTRACTS TO EFFECTUATE THE**
 7 **AWARD OF THE BIDS AND PROPOSALS.**

8 **WHEREAS**, Jefferson County, Missouri, (hereafter, the “County”) in response to
 9 certain Invitations for Bids and Requests for Proposals issued by the County, received bids
 10 and proposals for the following items or services:

11	<u>BID NAME</u>
12	Sheriff’s Office E-Cigarettes 2021
13	<u>NUMBER OF BIDS RECEIVED</u>
14	2
15	<u>DATE OF BID OPENING</u>
16	7-13-2021

17 **WHEREAS**, after reviewing the bids and proposals set forth above, the
 18 Department of the Sheriff has determined that certain bids and proposals represent the

1 lowest and best bid for the respective items or services and met the bid or proposal
2 specifications issued by the County; and

3 **WHEREAS**, the Jefferson County, Missouri, Council finds it is in the best interest
4 of the County to award the bids and proposals to Romo LLC DBA Cross Bar Electronic
5 Cigarettes for a term from 8-10-21 to 8-9-22 upon approval by the County Council and
6 County Executive for **up to \$170,000.00 per term, for total amount not to exceed**
7 **\$170,000.00 for the term**, subject to budgetary limitations.

8 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
9 **AS FOLLOWS:**

10 Section 1. The County awards the following bids and proposals which are
11 incorporated by this reference as if fully set out herein, to the lowest and best vendor(s)
12 bidding for each respective item or service as follows:

13 BID NAME

14 Sheriff's Office E-Cigarettes 2021

15 TERM

16 8-10-21 to 8-9-22

17 With two additional one-year renewal options

18 Upon approval by the County Council and County Executive

19 AMOUNT

20 **Up to \$170,000.00 per term,**

21 **for total amount not to exceed \$170,000.00 for the term,**

22 subject to budgetary limitations

1 AWARDED BIDDER

2 Romo LLC, DBA Crossbar Electronic Cigarettes

3 Section 2. The Jefferson County, Missouri, Council hereby authorizes the
4 County Executive to execute the agreement attached hereto and incorporated herein by
5 Reference as Exhibit “A” and any agreements or contracts necessary to effectuate the
6 award of the bids and proposals set forth in this Ordinance. The County Executive is
7 further authorized to take any and all actions necessary to carry out the intent of this
8 Ordinance.

9 Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses
10 thereto, and any contracts or agreements shall be maintained by the Department of the
11 County Clerk consistent with the rules and procedures for the maintenance and retention
12 of records as promulgated by the Secretary of State.

13 Section 4. This Ordinance shall be in full force and effect from and after its
14 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
15 shall not affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

First Reading: 08-09-2021

INTRODUCED BY: COUNCIL MEMBER (s) _____

1 **AN ORDINANCE AUTHORIZING JEFFERSON COUNTY, MISSOURI,**
2 **INFORMATION TECHNOLOGIES OFFICE TO PURCHASE THE SOFTWARE**
3 **ASSURANCE WIN SVRDC CORELIC UNDER THE STATE OF MISSOURI – PC**
4 **PRIME VENDOR SERVICES CONTRACT CT160910001 FROM SHI**
5 **INTERNATIONAL CORP.; AND THE AUTHORIZATION FOR THE COUNTY**
6 **EXECUTIVE TO EXECUTE ANY NECESSARY AGREEMENTS OR**
7 **CONTRACTS TO EFFECTUATE THE PURCHASE.**

8 **WHEREAS,** Jefferson County, Missouri, (hereafter, the “County”) through the
9 Information Technology Office desires to purchase the Software Assurance WinSVR
10 DCCore SNGL SA MVL 2Lic CoreLic under the State of Missouri – PC Prime Vendor
11 Services Contract CT16091001 from SHI International Corp., for the following terms and
12 conditions as authorized by the County:

PURCHASE

Software Assurance WinSVR DCCore SNGL SA MVL 2Lic CoreLic

AWARDED BIDDER

SHI International Corp.

AMOUNT

For the total amount, up to **\$9,062.88**

and subject to budgetary limitations

1 of the bids and proposals set forth in this Ordinance. The County Executive is further
2 authorized to take any and all actions necessary to carry out the intent of this Ordinance.

3 Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses
4 thereto, and any contracts or agreements shall be maintained by the Department of the
5 County Clerk consistent with the rules and procedures for the maintenance and retention
6 of records as promulgated by the Secretary of State.

7 Section 4. This Ordinance shall be in full force and effect from and after its
8 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
9 shall not affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

INTRODUCED BY: COUNCIL MEMBER (s) _____

1 **AN ORDINANCE AWARDING BIDS FOR CERTAIN PRODUCTS AND**
 2 **SERVICES TO THE LOWEST AND BEST BIDDERS AS REFLECTED IN THE**
 3 **RESPONSES TO CERTAIN INVITATIONS FOR BID AND REQUESTS FOR**
 4 **PROPOSALS FOR VOTING BOOTHS 2021; AND AUTHORIZATION FOR THE**
 5 **COUNTY EXECUTIVE TO EXECUTE ANY NECESSARY AGREEMENTS OR**
 6 **CONTRACTS TO EFFECTUATE THE AWARD OF THE BIDS AND**
 7 **PROPOSALS.**

8 **WHEREAS**, Jefferson County, Missouri, (hereafter, the “County”) in response to
 9 certain Invitations for Bids and Requests for Proposals issued by the County, received bids
 10 and proposals for the following items or services:

BID NAME

Voting Booths 2021

NUMBER OF BIDS RECEIVED

3

DATE OF BID OPENING

5-25-21

17 **WHEREAS**, after reviewing the bids and proposals set forth above, the
 18 Department of the County Clerk has determined that certain bids and proposals represent

1 the lowest and best bid for the respective items or services and met the bid or proposal
2 specifications issued by the County; and

3 **WHEREAS**, the Jefferson County, Missouri, Council finds it is in the best interest
4 of the County to award the bids and proposals to Inclusion Solutions for a term from date
5 of approval to 8-8-22 upon approval by the County Council and County Executive for **up**
6 **to \$30,000.00 per term, for total amount not to exceed \$30,000.00 for the term**, subject
7 to budgetary limitations.

8 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
9 **AS FOLLOWS:**

10 Section 1. The County awards the following bids and proposals which are
11 incorporated by this reference as if fully set out herein, to the lowest and best vendor(s)
12 bidding for each respective item or service as follows:

13 BID NAME

14 Voting Booths 2021

15 TERM

16 date of approval to 8-8-22

17 Upon approval by the County Council and County Executive

18 AMOUNT

19 **Up to \$30,000.00 per term,**

20 **for total amount not to exceed \$30,000.00 for the term,**

21 subject to budgetary limitations

22 AWARDED BIDDER

Inclusion Solutions

1
2
3
4
5
6
7
8
9
10
11
12
13
14

Section 2. The Jefferson County, Missouri, Council hereby authorizes the County Executive to execute the agreement attached hereto and incorporated herein by Reference as Exhibit “A” and any agreements or contracts necessary to effectuate the award of the bids and proposals set forth in this Ordinance. The County Executive is further authorized to take any and all actions necessary to carry out the intent of this Ordinance.

Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses thereto, and any contracts or agreements shall be maintained by the Department of the County Clerk consistent with the rules and procedures for the maintenance and retention of records as promulgated by the Secretary of State.

Section 4. This Ordinance shall be in full force and effect from and after its date of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

BILL NO.: 21-0807

ORDINANCE NO.: 21- _____

INTRODUCED BY: COUNCIL MEMBER (s) _____

1 **AN ORDINANCE AWARDING BIDS FOR CERTAIN PRODUCTS AND**
 2 **SERVICES TO THE LOWEST AND BEST BIDDERS AS REFLECTED IN THE**
 3 **RESPONSES TO CERTAIN INVITATIONS FOR BID AND REQUESTS FOR**
 4 **PROPOSALS FOR EQUIPMENT RENTAL SERVICES 2021; AND**
 5 **AUTHORIZATION FOR THE COUNTY EXECUTIVE TO EXECUTE ANY**
 6 **NECESSARY AGREEMENTS OR CONTRACTS TO EFFECTUATE THE**
 7 **AWARD OF THE BIDS AND PROPOSALS.**

8 **WHEREAS**, Jefferson County, Missouri, (hereafter, the “County”) in response to
 9 certain Invitations for Bids and Requests for Proposals issued by the County, received bids
 10 and proposals for the following items or services:

11	<u>BID NAME</u>
12	Equipment Rental Services 2021
13	<u>NUMBER OF BIDS RECEIVED</u>
14	7
15	<u>DATE OF BID OPENING</u>
16	7-13-21

17 **WHEREAS**, after reviewing the bids and proposals set forth above, the
 18 Department of Public Works has determined that certain bids and proposals represent the

1 best bid for the respective items or services and met the bid or proposal specifications
2 issued by the County; and

3 **WHEREAS**, the Jefferson County, Missouri, Council finds it is in the best interest
4 of the County to award the bids and proposals to Erb Equipment Co., Pat Kelly Equipment
5 Co., Cummings McGowan & West Inc., Herc Rentals Inc., Gateway Dealer Network LLC.,
6 Ahern Rentals, Inc., Rudd Equipment Company, for a term from 9-24-21 to 9-23-22 upon
7 approval by the County Council and County Executive for **up to \$85,000.00 per term, for**
8 **total amount not to exceed \$85,000.00 for the term**, subject to budgetary limitations.

9 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
10 **AS FOLLOWS:**

11 Section 1. The County awards the following bids and proposals which are
12 incorporated by this reference as if fully set out herein, to the lowest and best vendor(s)
13 bidding for each respective item or service as follows:

14	<u>BID NAME</u>
15	Equipment Rental Services 2021
16	<u>TERM</u>
17	9-24-21 to 9-23-22
18	with two (1) additional one-year renewal options
19	Upon approval by the County Council and County Executive
20	<u>AMOUNT</u>
21	Up to \$85,000.00 per term,
22	for total amount not to exceed \$85,000.00 for the term,

1 subject to budgetary limitations

2 AWARDED BIDDERS

3 Erb Equipment Co. (A1)

4 Pat Kelly Equipment Co. (A2)

5 Cummings, McGowan & West Inc. (A3)

6 Herc Rentals Inc. (A4)

7 Gateway Dealer Network LLC (A5)

8 Ahern Rentals, Inc. (A6)

9 Rudd Equipment Company (A7)

10 Section 2. The Jefferson County, Missouri, Council hereby authorizes the
11 County Executive to execute the agreements attached hereto incorporated herein by
12 Reference as Exhibits "A1-A7" and any agreements or contracts necessary to effectuate
13 the award of the bids and proposals set forth in this Ordinance. The County Executive is
14 further authorized to take any and all actions necessary to carry out the intent of this
15 Ordinance.

16 Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses
17 thereto, and any contracts or agreements shall be maintained by the Department of the
18 County Clerk consistent with the rules and procedures for the maintenance and retention
19 of records as promulgated by the Secretary of State.

20 Section 4. This Ordinance shall be in full force and effect from and after its
21 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
22 shall not affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

BILL NO.: 21-0808

ORDINANCE NO.: 21- _____

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **AN ORDINANCE AUTHORIZING JEFFERSON COUNTY, MISSOURI,**
2 **TO ENTER INTO AGREEMENTS REGARDING CONDITIONS OF**
3 **PARTICIPATION IN THE HOMEOWNER REHABILITATION PROGRAM**
4 **AND AUTHORIZING THE COUNTY EXECUTIVE TO EXECUTE THE**
5 **AGREEMENT ON BEHALF OF THE COUNTY LOCATED IN COUNCIL**
6 **DISTRICT 7.**

7 **WHEREAS,** the United States Congress enacted the housing and community
8 Development Act of 1974 providing federal funds to units of local government for the
9 purposes of developing urban communities and improving housing conditions and
10 community services; and

11 **WHEREAS,** Jefferson County, Missouri, (hereafter, “the County”) receives
12 federal formula funds annually from The United States Department of Housing and
13 Urban Development under its Community Development Block Grant Program (hereafter,
14 “CDBG”), which is administered by The Economic Development Corporation of
15 Jefferson County, Missouri, (hereafter, “EDC”); and

16 **WHEREAS,** the EDC, as Contracted Administrator, operates an Entitlement
17 Program (hereafter, “Entitlement”) within the boundaries of Jefferson County, Missouri,
18 which provides funding to local programs that create suitable living environments, decent

1 housing, and economic opportunities for low-to-moderate income persons living within
2 the County; and

3 **WHEREAS**, the EDC is operated for the purpose of promoting the economic
4 development of the County; and

5 **WHEREAS**, the EDC, in its capacity as Contracted Administrator of the
6 Jefferson County Entitlement Program, has funds available through the Homeowner
7 Rehabilitation Program to assist low-to-moderate income families in making repairs to
8 their homes in order to meet health and safety regulations and requirements; and

9 **WHEREAS**, the applicants, as set forth in Exhibit “A”, meet the conditions to
10 receive such funds; and

11 **WHEREAS**, the County desires to provide these funds to the applicants, as set
12 forth in Exhibit “A”, in an initial amount of **Fifteen Thousand Dollars (\$15,000.00)**, to
13 allow them to bring their residence into compliance with health and safety regulations by
14 making repairs to their home.

15 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI,**
16 **COUNCIL, AS FOLLOWS:**

17 Section 1. The County is authorized to enter into the Agreement Regarding
18 Conditions of Participation in the Homeowner Rehabilitation Program (hereafter,
19 “Agreement”), for an initial amount of **Fifteen Thousand Dollars (\$15,000.00)**, subject
20 to budgetary limitations.

21 Section 2. The County Executive is authorized to execute the Agreement on
22 behalf of the County with the applicants, as set forth in Exhibit “A”, as well as any other

1 documents which are required to carry out the intent of this Ordinance. An un-executed
2 copy of the Agreement to be entered into by all parties is attached hereto as Exhibit “A.”

3 Section 3. A copy of the fully executed Agreement, or any other further
4 documents necessary to carry out the intent of this Ordinance, shall be filed with, and
5 kept in, the records of the Department of the County Clerk as will a copy of this
6 ordinance.

7 Section 4. This Ordinance shall be in full force and effect immediately upon
8 approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
9 affect the remainder of this Ordinance.

[THIS SPACE INTENTIONALLY LEFT BLANK]

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____

Council Member District 2, Renee Reuter _____

Council Member District 3, Phil Hendrickson _____

Council Member District 4, Charles Groeteke _____

Council Member District 5, Tracey Perry _____

Council Member District 6, Daniel Stallman _____

Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

BILL NO.: 21-0809

ORDINANCE NO.: 21- _____

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **AN ORDINANCE APPROVING AND ADOPTING THE JEFFERSON**
2 **COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT 2021-25**
3 **CONSOLIDATED PLAN AND 2021 ACTION PLAN AND AUTHORIZING THE**
4 **COUNTY EXECUTIVE TO CERTIFY THE PLAN ON BEHALF OF THE**
5 **COUNTY; AND PROVIDING FOR AN EFFECTIVE DATE THEREOF.**
6 **PROJECTS ARE LOCATED IN ALL COUNCIL DISTRICTS.**

7 **WHEREAS**, the United States Congress enacted the housing and community
8 Development Act of 1974 providing federal funds to units of local government for the
9 purposes of developing urban communities and improving housing conditions and
10 community services; and

11 **WHEREAS**, the United States Department of Housing and Urban Development
12 administers a Community Development Block Grant Program (hereafter, “CDBG”)
13 which provides funds to communities for the purposes of carrying out a wide range of
14 community development activities that foster and create suitable living environments,
15 decent housing, and economic opportunities for low-to-moderate income persons residing
16 within Jefferson County; and

17 **WHEREAS**, Jefferson County, Missouri, (hereafter, “the County”) desires to
18 apply for the United States Department of Housing and Urban Development’s

1 Community Development Block Grant program on behalf of the County and those
2 municipalities within Jefferson County that have chosen to participate in the grant
3 program; and

4 **WHEREAS**, in order to meet eligibility, and receive annual CDBG funds, it is
5 required that the County adopt and approve a Five-Year Consolidated Plan and an
6 Annual Action Plan; and

7 **WHEREAS**, The County receives federal formula funds annually from The
8 United States Department of Housing and Urban Development under its CDBG Program,
9 which is administered by The Economic Development Corporation of Jefferson County,
10 Missouri, (hereafter, “EDC”); and

11 **WHEREAS**, the EDC is operated for the purposes of promoting the overall
12 economic development of the County; and

13 **WHEREAS**, a Consolidated Plan for program years 2021-25 and an Annual
14 Action Plan for program year 2021 in an award amount of **One Million Two Hundred**
15 **Twenty-Seven Thousand Seven Hundred and Seventy Nine Dollars (\$1,227,779.00)**,
16 has been prepared on behalf of the County and its participating municipalities, by its
17 contracted administrator, the EDC, and has been made available to the public for
18 comment.

19 **WHEREAS**, to allow for and encourage further public comment regarding the
20 draft 2021-25 Consolidated Plan and 2021 Action Plan, a public hearing was held on
21 Friday, July 2, 2021 at 4:00 p.m. at the office of the contracted administrator, the EDC,
22 and a thirty-day (30) public comment period was conducted, open and available to accept

1 written comments from the public for the period of July 6, 2021 thru August 6, 2021.
2 Public notice was duly published with affidavit, posted at and delivered, along with
3 copies of such Draft 2021-25 Consolidated Plan and 2021 Action Plan for public review,
4 to all participating municipalities, Jefferson County Library branches, public library
5 branches, additional housing related organizations as identified, the office of the
6 contracted administrator, the EDC and the Office of the County Executive. Public notice
7 and the draft plans were posted electronically on the Administrator's web site. As a result
8 of the COVID-19 National Emergency and continued safety efforts, additional steps were
9 taken by the Administrator to allow for citizen participation by providing the draft
10 documents to any citizen requesting such in either electronic form or by U.S. mail
11 service.

12 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI,**
13 **COUNCIL, AS FOLLOWS:**

14 Section 1. The County hereby adopts the 2021-25 Consolidated Plan and
15 2021 Action Plan as prepared and presented.

16 Section 2. The County Executive is authorized to execute all necessary
17 Consolidated Plan and Action Plan documents on behalf of the County, as well as any
18 other documents which are required to carry out the intent of this Ordinance. A copy of
19 the 2021-25 Consolidated Plan and 2021 Action Plan is attached hereto as Exhibit "A."

20 Section 3. A copy of the 2021-25 Consolidated Plan and 2021 Action Plan, or
21 any other further documents necessary to carry out the intent of this Ordinance, shall be

1 filed with, and kept in, the records of the Department of the County Clerk as will a copy
2 of this ordinance.

3 Section 4. This Ordinance shall be in full force and effect immediately upon
4 approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
5 affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

INTRODUCED BY: Council Member _____

1 **AN ORDINANCE AUTHORIZING JEFFERSON COUNTY, MISSOURI**
2 **TO ENTER INTO AN AGREEMENT REGARDING CONDITIONS OF**
3 **PARTICIPATION IN THE COMMUNITY DEVELOPMENT BLOCK GRANT**
4 **SEWER INFRASTRUCTURE PROGRAM (CITY OF DE SOTO, MISSOURI, SI-**
5 **21-001) AND AUTHORIZING THE COUNTY EXECUTIVE TO EXECUTE THE**
6 **AGREEMENT ON BEHALF OF THE COUNTY, PROJECT LOCATED IN**
7 **COUNCIL DISTRICT 6.**

8 **WHEREAS**, the United States Congress enacted the Housing and Community
9 Development Act of 1974 providing federal funds to units of local government for the
10 purposes of developing urban communities and improving housing conditions and
11 community services; and

12 **WHEREAS**, Jefferson County, Missouri, (hereafter, “the County”) receives
13 federal formula funds annually from The United States Department of Housing and
14 Urban Development under its Community Development Block Grant Program (hereafter,
15 “CDBG”), which is administered by The Economic Development Corporation of
16 Jefferson County, Missouri, (hereafter, “EDC”); and

17 **WHEREAS**, the EDC, as Contracted Administrator, operates an Entitlement
18 Program (hereafter, “Entitlement”) within the boundaries of Jefferson County, Missouri,
19 which provides funding to local programs that create suitable living environments, decent

1 housing, and economic opportunities for low-to-moderate income persons living within
2 the County; and

3 **WHEREAS**, the EDC is operated for the purpose of promoting the economic
4 development of the County; and

5 **WHEREAS**, the EDC, in its capacity as Contracted Administrator of the
6 Jefferson County Entitlement Program, has funds available through the CDBG Sewer
7 Infrastructure Program to assist Jefferson County and its Participating Municipalities to
8 allow for improvements to public sewer lines and systems; and

9 **WHEREAS**, the application for assistance that has been received by the program
10 administrator for the improvements to the existing public sanitary sewer system that
11 benefits all residents within the City of De Soto, Missouri meets the conditions to receive
12 such funds; and

13 **WHEREAS**, the County desires to provide these funds to The City of De Soto,
14 Missouri, as set forth in Exhibit “A”, in an initial amount of **Two Hundred and Fifty**
15 **Thousand Dollars (\$250,000.00)**, to allow them to perform the requested public sanitary
16 sewer system improvements.

17 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI,**
18 **COUNCIL, AS FOLLOWS:**

19 Section 1. The County is authorized to enter into the Agreement Regarding
20 Conditions of Participation in the CDBG Sewer Infrastructure Program (hereafter,
21 “Agreement”) for an initial amount of **Two Hundred and Fifty Thousand Dollars**
22 **(\$250,000.00)**, subject to budgetary limitations.

1 Section 2. The County Executive is authorized to execute the Agreement on
2 behalf of the County with The City of De Soto, Missouri, as set forth in Exhibit “A”, as
3 well as any other documents which are required to carry out the intent of this Ordinance.
4 An un-executed copy of the Agreement to be entered into by all parties is attached hereto
5 as Exhibit “A.”

6 Section 3. A copy of the fully executed Agreement, or any other further
7 documents necessary to carry out the intent of this ordinance, shall be filed with, and kept
8 in, the records of the Department of the County Clerk as will a copy of this ordinance.

9 Section 4. This Ordinance shall be in full force and effect immediately upon
10 approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
11 affect the remainder of this Ordinance.

[THIS SPACE INTENTIONALLY LEFT BLANK]

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____

Council Member District 2, Renee Reuter _____

Council Member District 3, Phil Hendrickson _____

Council Member District 4, Charles Groeteke _____

Council Member District 5, Tracey Perry _____

Council Member District 6, Daniel Stallman _____

Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

BILL NO.: 21-0811

ORDINANCE NO.: 21-_____

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **AN ORDINANCE AUTHORIZING THE JEFFERSON COUNTY**
2 **EXECUTIVE TO ENTER INTO A LICENSING AGREEMENT WITH ASCAP**
3 **AND BMI FOR MUSICAL LICENSING AGREEMENTS TO ALLOW THE**
4 **JEFFERSON COUNTY, MISSOURI, DEPARTMENT OF PARKS AND**
5 **RECREATION TO PLAY MUSIC DURING THE HEALTH FITNESS CLASSES**
6 **AT THE HIGH RIDGE CIVIC CENTER.**

7 **WHEREAS**, ASCAP, first founded in 1914 and otherwise known as the
8 American Society of Composers, Authors and Publishers (“ASCAP”), is a membership
9 association of more than 825,000 songwriters, composers and music publishers who
10 license over 16 million songs to business and other organizations that play music publicly
11 who then send royalties to their members; and,

12 **WHEREAS**, ASCAP monitors those businesses and other organizations to ensure
13 compliance with said licensure and requires those business to pay royalties according to
14 set negotiated schedules; and,

15 **WHEREAS**, Jefferson County, Missouri, is one of those businesses and
16 organizations that is required by law to pay royalties due to the fact that that during
17 certain exercise classes held at the High Ridge Civic Center music is played that is
18 regulated and licensed by ASCAP and which falls under their jurisdiction; and,

1 **WHEREAS**, Jefferson County, Missouri, is desirous of entering into a licensing
2 agreement with ASCAP so that the Parks and Recreation Department may have the
3 ability to play music during the exercise classes at the High Ridge Civic Center; and,

4 **WHEREAS**, similarly BMI, Broadcast Music Incorporated, (“BMI”) supports its
5 songwriters, composers, and publishers’ members by taking care of an important aspect
6 of their careers through protecting their rights and royalties; and,

7 **WHEREAS**, BMI supports businesses and organizations that play music publicly
8 by offering blanket music licenses that permit them to play over 17 million musical
9 works; and,

10 **WHEREAS**, BMI represents over 1.1 million songwriters, composers, and music
11 publishers and their works; and,

12 **WHEREAS**, since its founding in 1939, BMI’s goal has been to respect, nurture
13 and represent songwriters so that their music can be heard and BMI has always supported
14 the relationship between art and commerce and continues to help aspiring songwriters
15 through workshops, showcases and our website while offering diverse award-winning
16 content to our licensee; and,

17 **WHEREAS**, Jefferson County, Missouri, is desirous of entering into a licensing
18 agreement with BMI so that the Parks and Recreation Department may have the ability to
19 play music during the exercise classes at the High Ridge Civic Center; and,

20 **WHEREAS**, attached hereto are said licensing agreements with ASCAP (Exhibit
21 A) and BMI (Exhibit B) which the Park and Recreation Department are required to enter
22 into with ASCAP and BMI to continue to provide music at High Ridge Civic Center.

1 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI,**
2 **COUNCIL, AS FOLLOWS:**

3 Section 1. The Jefferson County, Missouri, Council hereby Approves this
4 Ordinance as set forth herein.

5 Section 2. The Council hereby authorizes the County Executive to execute
6 Exhibits A and B the License Agreements with ASCAP and BMI which are attached
7 hereto and made a part hereof and take whatever actions are necessary to carry out the
8 intent of this Ordinance.

9 Section 3. This Ordinance shall be in full force and effect from and after its
10 date of approval.

11 Section 4. If any part of this Ordinance is invalid for any reason, such
12 invalidity shall not affect the remainder of this Ordinance.

13 Section 5. A copy of this Ordinance and all exhibits shall be kept on file at
14 the County Clerk's Office consistent with the rules and procedures for the maintenance
15 and retention of records as promulgated by the Secretary of State.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, County Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

1 **WHEREAS**, the Department of the Sheriff desires to purchase patrol vehicles,
2 specifically Chevrolet Tahoes, pursuant to the award; however, the Don Brown Chevrolet
3 has informed the County that it is unable to obtain model year 2021 vehicles; and

4 **WHEREAS**, Don Brown Chevrolet has provided the County with a quote, attached
5 hereto as Exhibit A, for 2022 Model Year Chevrolet Tahoes; and

6 **WHEREAS**, attached hereto are: Exhibit B, a blank copy of the State of Missouri
7 RFP for the Model Year 2021 Patrol Vehicles Contract; Exhibit C, Addendum No. 01 to
8 Model Year 2021 Patrol Vehicles Contract, signed by representatives of Don Brown
9 Chevrolet; and Exhibit D, Notification of Statewide Contract; and

10 **WHEREAS**, pursuant to the terms of the RFP as set forth in Exhibit B, and agreed
11 to pursuant to Exhibit C, the contract provides for a Model Year Roll-Over Contract Period
12 Extension such that the contractor, in this case Don Brown, shall provide the subsequent
13 model year (2022) comparable vehicle at the firm, fixed prices stated for the 2021 model
14 year; and

15 **WHEREAS**, pursuant to the above stated, the Department of the Sheriff desires to
16 utilize the pricing for Jefferson County’s purchase of patrol vehicles under the State of
17 Missouri Model Year 2021 Patrol Vehicles contract CC210416001 with Don Brown
18 Chevrolet, to purchase model year 2022 vehicles, for a total not to exceed **\$183,199.00**;
19 and

20 **WHEREAS**, the Jefferson County, Missouri, Council finds it is in the best interests
21 of the County to award the bids and proposals to the vendor participant, Don Brown

1 Chevrolet for the purchase of patrol vehicles for the Department of the Sheriff for a total
2 not to exceed **\$183,199.00** subject to budgetary limitations.

3 **NOW, THEREFORE, BE IT ENACTED BY THE JEFFERSON COUNTY,**
4 **MISSOURI, COUNCIL, AS FOLLOWS:**

5 Section 1. The purchase of the 2022 Chevrolet Tahoes, as set forth in Exhibit
6 A, and pursuant to the Model Year Roll-Over Contract Period Extension provisions of the
7 State of Missouri Model Year 2021 Patrol Vehicles contract CC210416001 with Don
8 Brown Chevrolet is approved for the total amount up to **\$183,199.00**, subject to budgetary
9 limitations.

10 Section 2. The Jefferson County, Missouri, Council hereby authorizes the
11 County Executive to execute any agreements or contracts necessary to effectuate the award
12 of the bids and proposals set forth in this Ordinance. The County Executive is further
13 authorized to take any and all actions necessary to carry out the intent of this Ordinance.

14 Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses
15 thereto, and any contracts or agreements shall be maintained by the Department of the
16 County Clerk consistent with the rules and procedures for the maintenance and retention
17 of records as promulgated by the Secretary of State.

18 Section 4. This Ordinance shall be in full force and effect from and after its
19 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
20 shall not affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

BILL NO.: 21-0813

ORDINANCE NO.: 21- _____

INTRODUCED BY: COUNCIL MEMBER (s) _____

1 **AN ORDINANCE TO AUTHORIZE THE COUNTY EXECUTIVE TO**
2 **EXECUTE CHANGE ORDER NO. 1 FOR THE CORRUGATED METALLIC PIPE**
3 **2021 CONTRACT FOR THE JEFFERSON COUNTY, MISSOURI, DEPARTMENT**
4 **OF PUBLIC WORKS.**

5 **WHEREAS**, Pursuant to Ordinance 21-0185 Jefferson County, Missouri and the
6 Department of Public Works entered into a Contract, known as the Corrugated Metallic Pipe
7 2021, with Metal Culverts, Inc. for and amount not to exceed **\$100,000.00** per term; and,

8 **WHEREAS**, the material pricing has increased in the recent months; and

9 **WHEREAS**, supply/demand imbalance and material shortages have caused the
10 products to increase in price; and

11 **WHEREAS**, the vendor has informed the County’s Department of Public Works that
12 it can only hold rates on products for 30 days; and

13 **WHEREAS**, the Department of Public Works for Jefferson County, hereby requests
14 a Change Order to the contract to provide for monthly pricing adjustments in lieu of the flat
15 bid rates, for the duration of the term of the contract, and has, to that end, attached a
16 document, as Exhibit A, signed by Department Director Jason Jonas, providing the
17 Department’s suggestion to amend, via change order, the contract to allow for monthly
18 pricing adjustments in lieu of flat bid rates; and,

1 **WHEREAS**, Jefferson County, Missouri, Council finds that it is now necessary and
2 in the best interest of the County to approve Change Order No. 1 to the Corrugated Metallic
3 Pipe 2021, with Metal Culverts, Inc., to allow for monthly pricing adjustments in lieu of the
4 flat bid rates, for the duration of the term of the contract.

**BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,
AS FOLLOWS:**

5 Section 1. The Contract with Metal Culverts, Inc., for the Corrugated Metallic
6 Pipe 2021 Contract is amended, via change order, in accordance with the suggestion of
7 Director Jonas, to henceforth allow monthly pricing adjustments in lieu of the flat bid rates;
8 this amendment is for the duration of the term of the contract and shall not affect the total
9 contract amount of **\$100,000.00**, which remains subject to budgetary limitations.

10 Section 2. The Jefferson County, Missouri, Council hereby authorizes the County
11 Executive to execute Change Order No. 1 to the Corrugated Metallic Pipe 2021 Contract
12 with Metal Culverts, Inc., and any agreements or contracts necessary to effectuate the
13 amendment to allow for pricing adjustments as set forth in this Ordinance. The County
14 Executive is further authorized to take any and all actions necessary to carry out the intent of
15 this Ordinance.

16 Section 3. Copies of all Invitations for Bid, response thereto, any contract
17 agreements and change orders shall be maintained by the Department of the County Clerk
18 consistent with the rules and procedures for the maintenance and retention of records as
19 promulgated by the Secretary of State.

1 Section 4. This Ordinance shall be in full force and effect from and after its date
2 of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
3 affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

Reading Date: 08-09-2021

RESOLUTION NO.: 21-0801

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **A RESOLUTION AND ORDER OF THE JEFFERSON COUNTY,**
2 **MISSOURI, COUNCIL TO ESTABLISH AND IMPLEMENT A COUNTY**
3 **ROADWAY SAFETY PLAN PROVIDING DIRECTION FOR THE JEFFERSON**
4 **COUNTY DEPARTMENT OF PUBLIC WORKS.**

5 **WHEREAS,** The Home Rule Charter of Jefferson County, Missouri, established a
6 Jefferson County Department of Public Works; and

7 **WHEREAS,** The Highway Division of the Jefferson County Department of Public
8 Works is charged with the operation, maintenance and management of all non-State public
9 roadways in unincorporated Jefferson County; and

10 **WHEREAS,** The Jefferson County Department of Public Works is financed with
11 public funds that originate from federal, state and local sources; and

12 **WHEREAS,** The Director of the Jefferson County Department of Public Works
13 encourages the implementation of the County Roadway Safety Plan, as set-forth in Exhibit
14 “A”, attached hereto and incorporated herein; and

15 **WHEREAS,** A public hearing was held on August 9, 2021, at a regular meeting of
16 the Jefferson County, Missouri, Council, for public comment and input; and

17 **WHEREAS,** it is in the best interests of Jefferson County, Missouri and the citizens
18 of Jefferson County, Missouri to have, plan and implement a County Roadway Safety Plan
19 for Jefferson County, Missouri; and,

1 **WHEREAS**, Jefferson County shall execute the Jefferson County Department of
2 Public Works County Roadway Safety Plan to establish the prioritization of the
3 infrastructure capital improvement expenditures that will be considered for roadway
4 safety-related enhancement projects.

5 **THE JEFFERSON COUNTY, MISSOURI, COUNCIL RESOLVES:**

6 Section 1. The Jefferson County, Missouri, Council hereby approves the
7 Jefferson County Department of Public Works County Roadway Safety Plan as set forth in
8 Exhibit “A” a copy of which shall be kept on file with the Department of the County Clerk.

9 Section 2. The County shall, under the supervision of the Director of the
10 Jefferson County Department of Public Works, and by and through the County Executive,
11 implement the Jefferson County Department of Public Works County Roadway Safety Plan
12 to establish the prioritization of the infrastructure capital improvement expenditures
13 developed by the Jefferson County Department of Public Works as set forth in Exhibit “A”.

14 Section 3. Copies of this Resolution and Order, and Exhibit “A”, which is
15 attached hereto and made, a part hereof, shall be kept on file at the County Clerk’s Office.

16 Section 4. This Resolution and Order shall be in full force and shall be in effect
17 from and after the date of its enactment.

18 Section 5. If any part of this Resolution and Order is invalid for any reason,
19 such invalidity shall not affect the remainder of this Resolution and Order.

THIS RESOLUTION BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THIS RESOLUTION, AS INTRODUCED AND CONSIDERED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL ON THIS ____ DAY OF _____, 2021, WAS:

_____ **DULY ADOPTED AND ORDERED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

Reading Date: 08-09-2021

RESOLUTION NO.: 21-0802

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **A RESOLUTION AND ORDER OF THE JEFFERSON COUNTY,**
2 **MISSOURI, COUNCIL TO ESTABLISH AND IMPLEMENT A ROADWAY**
3 **MASTER PLAN PROVIDING DIRECTION FOR THE JEFFERSON COUNTY**
4 **DEPARTMENT OF PUBLIC WORKS.**

5 **WHEREAS,** The Home Rule Charter of Jefferson County, Missouri, established a
6 Jefferson County Department of Public Works; and

7 **WHEREAS,** The Highway Division of the Jefferson County Department of Public
8 Works is charged with the operation, maintenance and management of all non-State public
9 roadways in unincorporated Jefferson County; and

10 **WHEREAS,** The Jefferson County Department of Public Works is financed with
11 public funds that originate from federal, state and local sources; and

12 **WHEREAS,** The Director of the Jefferson County Department of Public Works
13 encourages the implementation of the Roadway Master Plan that is to be effective between
14 2021 to the end of 2025 as set-forth in Exhibit “A”, attached hereto and incorporated herein;
15 and

16 **WHEREAS,** A public hearing was held on August 9, 2021, at a regular meeting of
17 the Jefferson County, Missouri, Council, for public comment and input; and

18 **WHEREAS,** it is in the best interests of Jefferson County, Missouri and the citizens
19 of Jefferson County, Missouri to have, plan and implement a Roadway Master Plan for
20 Jefferson County, Missouri; and,

1 **WHEREAS**, Jefferson County shall execute the Jefferson County Department of
2 Public Works 2021 Roadway Master Plan to establish the prioritization of the infrastructure
3 capital improvement expenditures that will be considered for roadway, structural and safety
4 enhancement projects.

5 **THE JEFFERSON COUNTY, MISSOURI, COUNCIL RESOLVES:**

6 Section 1. The Jefferson County, Missouri, Council hereby approves the
7 Jefferson County Department of Public Works 2021 Roadway Master Plan as set forth in
8 Exhibit “A” a copy of which shall be kept on file with the Department of the County Clerk.

9 Section 2. The County shall, under the supervision of the Director of the
10 Jefferson County Department of Public Works, and by and through the County Executive,
11 implement the Jefferson County Department of Public Works 2021 Roadway Master Plan
12 to establish the prioritization of the infrastructure capital improvement expenditures
13 developed by the Jefferson County Department of Public Works as set forth in Exhibit “A”.

14 Section 3. Copies of this Resolution and Order, and Exhibit “A”, which is
15 attached hereto and made, a part hereof, shall be kept on file at the County Clerk’s Office.

16 Section 4. This Resolution and Order shall be in full force and shall be in effect
17 from and after the date of its enactment.

18 Section 5. If any part of this Resolution and Order is invalid for any reason,
19 such invalidity shall not affect the remainder of this Resolution and Order.

THIS RESOLUTION BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THIS RESOLUTION, AS INTRODUCED AND CONSIDERED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL ON THIS ____ DAY OF _____, 2021, WAS:

_____ **DULY ADOPTED AND ORDERED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

Reading Date: 08-09-2021

RESOLUTION NO.: R21-0803

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **A RESOLUTION AND ORDER OF THE JEFFERSON COUNTY,**
2 **MISSOURI, COUNCIL TO CONSENT TO THE NOMINATION AND**
3 **APPOINTMENT OF MICHAEL “SCOTT” BROTHERS BY THE JEFFERSON**
4 **COUNTY, MISSOURI, COUNTY EXECUTIVE TO THE DEVELOPMENTAL**
5 **DISABILITY ADVOCATES BOARD, JEFFERSON COUNTY, MISSOURI, AND**
6 **TERMS THEREOF.**

7 **WHEREAS**, Article IV, Sections 4.4.1.1 and 6.4.1.2 of the Home Rule Charter of
8 Jefferson County, Missouri, authorizes the County Executive to appoint members of boards
9 and commissions with approval of and subject to the advice and consent of the Jefferson
10 County, Missouri, Council; and,

11 **WHEREAS**, Developmental Disability Advocates (DDA) is a local governmental
12 entity responsible for administering county property tax funds for the development and
13 operation of services for individuals with developmental disabilities; and,

14 **WHEREAS**, the DDA was founded in 1978 through a ballot proposition called the
15 “Special Ones” and has continued to be a strong resource in the county for people with
16 intellectual/developmental disabilities and their families; and;

17 **WHEREAS**, to be eligible for services, an individual must have a mental disability
18 and/or physical disability that began before age 22 that is likely to continue indefinitely,

1 and results in major problems with two or more of the following: living and working
2 independently, talking, self-direction, learning, walking, and self-care; and,

3 **WHEREAS**, Jefferson County residents and families who have members with
4 intellectual and developmental disabilities such as Autism, Cerebral Palsy, congenital
5 disabilities, Down Syndrome, Epilepsy (and other seizure disorders), and are eligible for
6 services; and,

7 **WHEREAS**, it is the mission of the DDA to provide resources to create
8 opportunities for individuals with developmental disabilities in Jefferson County to live
9 full and enriched lives.

10 **WHEREAS, Executive Order 21-084** (attached hereto as Exhibit A) the Jefferson
11 County, Missouri, Executive authorized the Appointment of Michael “Scott” Brothers, to
12 the Developmental Disabilities Advocates Board, and Terms Thereof and is desirous of the
13 Council approving said appointment through their advice and consent.

14 **THE JEFFERSON COUNTY MISSOURI COUNCIL RESOLVES:**

15 Section 1. The Jefferson County, Missouri, Council hereby gives its advice and
16 consent to the Jefferson County, Missouri, County Executive’s Appointment of Michael
17 “Scott” Brothers as a member of the Developmental Disability Advocates Board, with a
18 term as follows:

19 **Michael “Scott” Brothers Term to Expire January 1, 2023**

20 Section 2: This Resolution and Order along with **Executive Order**
21 **21-084** (attached hereto as Exhibit A) shall be in full force and effect from and after the
22 date of its enactment.

1 Section 3: The nominee/appointee shall serve the term of this position and until
2 the term expires, or the nominee/appointee resigns or is removed from this position. If the
3 nominee/appointee is not reappointed on or before the expiration of the
4 nominee/appointee’s term, the term shall end, and the individual shall cease to be a sitting
5 member of the Board and/or Commission appointed thereto.

6 Section 4: If any part of this Resolution and Order is invalid for any reason,
7 such invalidity shall not affect the remainder of the Resolution and Order.

**THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL
VOTED ON THE ABOVE RESOLUTION AS FOLLOWS:**

Council Member District 1, Brian Haskins	_____
Council Member District 2, Renee Reuter	_____
Council Member District 3, Phil Hendrickson	_____
Council Member District 4, Charles Groeteke	_____
Council Member District 5, Tracey Perry	_____
Council Member District 6, Daniel Stallman	_____
Council Member District 7, Victoria James	_____

**THIS RESOLUTION, AS INTRODUCED AND CONSIDERED BY THE
JEFFERSON COUNTY, MISSOURI, COUNCIL ON THIS 9th DAY OF AUGUST
2021, WAS:**

_____ **DULY ADOPTED AND ORDERED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

Reading Date: 08-09-2021

RESOLUTION NO.: R21-0804

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **A RESOLUTION AND ORDER OF THE JEFFERSON COUNTY,**
2 **MISSOURI, COUNCIL TO CONSENT TO THE NOMINATION AND**
3 **APPOINTMENT OF ANTHONY SOKOLIC BY THE JEFFERSON COUNTY,**
4 **MISSOURI, COUNTY EXECUTIVE TO THE DEVELOPMENTAL DISABILITY**
5 **ADVOCATES BOARD, JEFFERSON COUNTY, MISSOURI, AND TERMS**
6 **THEREOF.**

7 **WHEREAS**, Article IV, Sections 4.4.1.1 and 6.4.1.2 of the Home Rule Charter of
8 Jefferson County, Missouri, authorizes the County Executive to appoint members of boards
9 and commissions with approval of and subject to the advice and consent of the Jefferson
10 County, Missouri, Council; and,

11 **WHEREAS**, Developmental Disability Advocates (DDA) is a local governmental
12 entity responsible for administering county property tax funds for the development and
13 operation of services for individuals with developmental disabilities; and,

14 **WHEREAS**, the DDA was founded in 1978 through a ballot proposition called the
15 “Special Ones” and has continued to be a strong resource in the county for people with
16 intellectual/developmental disabilities and their families, and;

17 **WHEREAS**, to be eligible for services, an individual must have a mental disability
18 and/or physical disability that began before age 22 that is likely to continue indefinitely,

1 and results in major problems with two or more of the following: living and working
2 independently, talking, self-direction, learning, walking, and self-care; and,

3 **WHEREAS**, Jefferson County residents and families who have members with
4 intellectual and developmental disabilities such as Autism, Cerebral Palsy, congenital
5 disabilities, Down Syndrome, Epilepsy (and other seizure disorders), and are eligible for
6 services; and,

7 **WHEREAS**, it is the mission of the DDA is to provide resources to create
8 opportunities for individuals with developmental disabilities in Jefferson County to live
9 full and enriched lives.

10 **WHEREAS, Executive Order 21-085** (attached hereto as Exhibit A) the Jefferson
11 County, Missouri, Executive authorized the Appointment of Anthony Sokolic, of the
12 Developmental Disability Advocates Board, and Terms Thereof and is desirous of the
13 Council approving said appointment through their advice and consent.

14 **THE JEFFERSON COUNTY MISSOURI COUNCIL RESOLVES:**

15 Section 1. The Jefferson County, Missouri, Council hereby gives its advice and
16 consent to the Jefferson County, Missouri, County Executive's Appointment of Anthony
17 Sokolic as a member to the Developmental Disability Advocates Board, with a term as
18 follows:

19 **Anthony Sokolic** **Term to Expire** **January 1, 2023**

20 Section 2: This Resolution and Order along with **Executive Order**
21 **21-085** (attached hereto as Exhibit A) shall be in full force and effect from and after the
22 date of its enactment.

1 Section 3: The nominee/appointee shall serve the term of this position and until
2 the term expires, or the nominee/appointee resigns or is removed from this position. If the
3 nominee/appointee is not reappointed on or before the expiration of the
4 nominee/appointee’s term, the term shall end, and the individual shall cease to be a sitting
5 member of the Board and/or Commission appointed thereto.

6 Section 4: If any part of this Resolution and Order is invalid for any reason,
7 such invalidity shall not affect the remainder of the Resolution and Order.

**THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL
VOTED ON THE ABOVE RESOLUTION AS FOLLOWS:**

Council Member District 1, Brian Haskins	_____
Council Member District 2, Renee Reuter	_____
Council Member District 3, Phil Hendrickson	_____
Council Member District 4, Charles Groeteke	_____
Council Member District 5, Tracey Perry	_____
Council Member District 6, Daniel Stallman	_____
Council Member District 7, Victoria James	_____

**THIS RESOLUTION, AS INTRODUCED AND CONSIDERED BY THE
JEFFERSON COUNTY, MISSOURI, COUNCIL ON THIS 9th DAY OF AUGUST
2021, WAS:**

_____ **DULY ADOPTED AND ORDERED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

Reading Date: 08-09-2021

RESOLUTION NO.: R21-0805

INTRODUCED BY: COUNCIL MEMBER(S) _____

1 **A RESOLUTION AND ORDER OF THE JEFFERSON COUNTY,**
2 **MISSOURI, COUNCIL TO CONSENT TO THE NOMINATION AND**
3 **APPOINTMENT OF TRISHA FRIBIS (AT-LARGE SEAT) FOR JEFFERSON**
4 **COUNTY PLANNING AND ZONING COMMISSION OF JEFFERSON COUNTY,**
5 **MISSOURI, AND TERMS THEREOF.**

6 **WHEREAS**, on February 14, 2017, Jefferson County Enacted Ordinance 17-0158
7 providing for the reconstitution of the Planning and Zoning Commission; and,

8 **WHEREAS**, Article IV, Sections 4.4.1.1 and 6.4.1.2 of the Home Rule Charter of
9 Jefferson County, Missouri, authorizes the County Executive to appoint members of
10 Boards and Commissions with the approval of, and subject to the advice and consent of,
11 the Jefferson County, Missouri, Council; and,

12 **WHEREAS**, there exists the Jefferson County Planning and Zoning Commission,
13 Jefferson County, Missouri, as promulgated by the Code of Ordinances of Jefferson
14 County, Missouri; and,

15 **WHEREAS**, **Executive Order 21-086** (attached hereto as Exhibit A) of the
16 Jefferson County, Missouri, Executive authorized the Nomination and Appointment of
17 Trisha Fribis (At-Large Seat) to the Jefferson County Planning and Zoning Commission
18 and Terms; and,

1 **WHEREAS**, The Jefferson County, Missouri, Council finds that the nominee has
2 the requisite qualifications, background and experience to serve in the capacity as a
3 member of the Board and/or Commission to which he is being nominated; and,

4 **WHEREAS**, it is in the best interests of the Jefferson County Planning and Zoning
5 Commission, Jefferson County, Missouri, and the citizens of Jefferson County, Missouri,
6 Trisha Fribis (At-Large Seat) named herein to be nominated, appointed and approved by
7 the County Executive and the Jefferson County, Missouri, Council; and,

8 **WHEREAS**, the County Executive is desirous of making and the Jefferson County,
9 Missouri, Council is desirous of consenting to this appointment in order to have a full and
10 functioning Jefferson County Planning and Zoning Commission, Jefferson County,
11 Missouri.

12 **THE JEFFERSON COUNTY, MISSOURI, COUNCIL RESOLVES AS**
13 **FOLLOWS:**

14 Section 1. The Jefferson County, Missouri, Council hereby consents to the
15 Nomination and Appointment of Trisha Fribis (At-Large Seat) to the Jefferson County
16 Planning and Zoning Commission, with a term as follows:

17	Trisha Fribis	Term To Expire	08-09-2023
----	----------------------	-----------------------	-------------------

18 Section 2: This Resolution and Order along with **Executive Order**
19 **21-086** (attached hereto as Exhibit A) shall be in full force and effect from and after the
20 date of its enactment.

21 Section 3: The nominee shall serve the term of this position and until the term
22 expires, or the nominee resigns or is removed from this position. If not reappointed on or

1 before the expiration of the nominee’s term, the term shall end and the individual shall
2 cease to be a sitting member of the Board and/or Commission appointed thereto.

3 Section 4: If any part of this Resolution and Order is invalid for any reason,
4 such invalidity shall not affect the remainder of the Resolution and Order.

**THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL
VOTED ON THE ABOVE RESOLUTION AS FOLLOWS:**

Council Member District 1, Brian Haskins	_____
Council Member District 2, Renee Reuter	_____
Council Member District 3, Phil Hendrickson	_____
Council Member District 4, Charles Groeteke	_____
Council Member District 5, Tracey Perry	_____
Council Member District 6, Daniel Stallman	_____
Council Member District 7, Victoria James	_____

**THIS RESOLUTION, AS INTRODUCED AND CONSIDERED BY THE
JEFFERSON COUNTY, MISSOURI, COUNCIL ON THIS 9TH DAY OF AUGUST
2021, WAS:**

_____ **DULY ADOPTED AND ORDERED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

Reading Date: 08-09-2021

INTRODUCED BY: Council Member _____

1 **AN ORDINANCE APPROVING APPLICATION CU21055 FOR THE**
2 **ISSUANCE OF A CONDITIONAL USE PERMIT FOR A 190-FOOT**
3 **TELECOMMUNICATION TOWER IN THE LARGE LOT RESIDENTIAL (LR2)**
4 **ZONE DISTRICT LOCATED IN COUNCIL DISTRICT 7.**

5 **WHEREAS**, the Jefferson County Planning and Zoning Commission held a
6 hearing on July 22, 2021 on Application / Petition Number CU21055, for a conditional
7 use permit for a Telecommunications Tower on real estate located in Jefferson County,
8 State of Missouri, to-wit: Parcel Number: 07-4.0-17.0-0-000-004.01 in the Large Lot
9 Residential (LR2) zone district; and

10 **WHEREAS**, the record of the July 22, 2021 hearing and the recommendation of
11 the Planning and Zoning Commission have been filed with the Jefferson County,
12 Missouri, Council; and

13 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
14 the following items and exhibits filed with and presented to the Jefferson County,
15 Missouri, Council with respect to the Application:

16 a. Jefferson County Planning Division Staff Report to the Planning
17 and Zoning Commission recommending approval of the application and the case
18 file for this Application;

19 b. The record of the hearing before the Planning and Zoning
20 Commission including the following exhibits:

1 Exhibit A, The Official Master Plan for Jefferson County, Missouri,
2 adopted August 6, 2003 and effective April 2, 2008;

3 Exhibit B, The Code of Ordinances of Jefferson County, Chapter 400:
4 Unified Development Order (UDO) adopted April 2, 2008, as
5 amended;

6 Exhibit C, Staff Report and case file; and

7 Exhibit D, Packet of information submitted by Petitioner.

8 **WHEREAS**, it is found by the Jefferson County, Missouri, Council that:

9 a. All persons required to receive notice of the hearing were notified,
10 all notices were published, and signs posted in accordance with Missouri law and
11 the Unified Development Order.

12 b. The Jefferson County, Missouri, Council has jurisdiction over the
13 subject matter of this application.

14 c. The requested conditional use permit is in harmony with and is
15 compatible with surrounding and adjacent land uses and properties.

16 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI,**
17 **COUNCIL, AS FOLLOWS:**

18 Section 1. Application Number: CU21055 is approved for the real estate
19 described as Parcel Number 07-4.0-17.0-0-000-004.01 and a conditional use permit is
20 hereby issued for a 190-foot Telecommunications Tower, subject to the following
21 conditions of approval:

- 1 1. The proposed tower, including the guy anchors, shall meet all setbacks as
2 proposed in the application. They are as follows: To the northern property
3 line - 145'10", to the west property line 121' 2", and 190' to the east and
4 south property lines.
- 5 2. The tower shall be designed, constructed, and placed in accordance with the
6 application and the submitted site plan unless otherwise specified in these
7 conditions.
- 8 3. The communications tower shall not exceed a height of 190 feet.
- 9 4. The tower shall be designed and constructed to accommodate no less than
10 three (3) additional antennas.
- 11 5. Access to the proposed tower site for construction of the tower and for any
12 necessary ongoing maintenance by the users/providers that locate on the
13 structure, shall be made using the proposed access road. No other access to
14 the site shall be allowed.
- 15 6. Clearing shall be limited to the area shown indicated in the development plan
16 submitted.
- 17 7. A fence not less than six feet in height shall be provided around the tower and
18 equipment in accordance with the development plan.
- 19 8. The existing wooded area shall remain in accordance with the site plan.
- 20 9. Prior to the approval of the building permit, a letter from the Federal Aviation
21 Administration indicating that a study has been conducted for the proposed
22 tower and that the proposed tower does not exceed obstruction standards and

1 would not be a hazard to air navigation shall be on file with the Jefferson
2 County Planning Division.

3 10. No lighting shall be permitted except as required by the FAA.

4 11. A recorded copy of all proposed access and utility easements shall be
5 submitted to the Planning Division prior to the issuance of a Jefferson County
6 Building Permit.

7 12. Erosion and sediment control shall be in place during construction of the
8 access road and tower. It shall remain in place and maintained until all
9 disturbed land is restored.

10 13. The tower shall comply with all other local, state, and federal requirements.

11 14. Any generators installed at the tower site shall utilize sound attenuation
12 equipment.

13 Section 2. The zoning map of Jefferson County, Missouri shall be amended
14 by changing the area where said real estate is located on the map with the marking
15 “CU21055”.

16 Section 3. This Ordinance shall be in full force and effect immediately upon
17 passage by the Jefferson County, Missouri, Council as of the date listed below.

18 Section 4. If any part of this Ordinance is invalid for any reason, such
19 invalidity shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 08-09-2021

Second Reading:

Third Reading:

INTRODUCED BY: Council Member _____

1 **AN ORDINANCE APPROVING APPLICATION CU21057 FOR THE**
2 **ISSUANCE OF A CONDITIONAL USE PERMIT FOR A GROUP HOME FOR**
3 **PERSONS WITH DISABILITIES, HOSPICE, OR SPECIAL CARE IN A NON-**
4 **PLANNED COMMUNITY COMMERCIAL (CC2) ZONE DISTRICT LOCATED**
5 **IN COUNCIL DISTRICT 3.**

6 **WHEREAS**, the Jefferson County Planning and Zoning Commission held a
7 hearing on July 22, 2021 on Application / Petition Number CU21057, for a conditional
8 use permit for a “Group home for persons with disabilities, hospice, or special care” on
9 real estate located in Jefferson County, State of Missouri, to-wit: Parcel Number: 09-3.0-
10 07.0-1-001-029 in the Non-Planned Community Commercial (CC2) zone district; and

11 **WHEREAS**, the record of the July 22, 2021 hearing and the recommendation of
12 the Planning and Zoning Commission have been filed with the Jefferson County,
13 Missouri, Council; and

14 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
15 the following items and exhibits filed with and presented to the Jefferson County,
16 Missouri, Council with respect to the Application:

- 17 a. Jefferson County Planning Division Staff Report to the Planning
18 and Zoning Commission recommending approval of the application and the case
19 file for this Application;

1 interest of the County in that the modifications further the stated goals and intent
2 of the UDO.

3 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI,**
4 **COUNCIL, AS FOLLOWS:**

5 Section 1. Application Number: CU21057 is approved for the real estate
6 described as Parcel Number 09-3.0-07.0-1-001-029 and a conditional use permit is
7 hereby issued for a group home for persons with disabilities, hospice, or special care,
8 subject to the following modifications and conditions of approval:

9 **Modifications**

- 10 1. Approval with Condition of the requested modification to Section
11 400.950/400.2460 – Light Standards to allow relief from providing a technical
12 study, with the condition that light packs are installed on the building and
13 adequate lighting is added to the rear of the building.
- 14 2. Approval with Condition of the requested modification to Section 400.2560 –
15 Street Standards – Minimum Pavement Standards with the condition to patch
16 potholes and broken areas on Warren Road from Miller Road through the project
17 limits as directed by the Planning Division.
- 18 3. Approval with Conditions of the requested modification to Section 400.2610 –
19 Driveway Requirements – Width with the following conditions:
 - 20 a. The petitioner shall install “No Parking” signs on both sides of the
21 building.

- 1 b. The petitioner shall install 25' of curbing from the building toward Warren
2 Rd on both sides of the building (front) to separate the front parking from
3 the drive aisles.
- 4 4. Approval of the requested modification to Section 400.2620 – Driveway
5 Requirements – Corner Clearance – to allow the current configuration of the
6 property.
- 7 5. Approval of the requested modification to Section 400.4100 – Design and
8 Improvement of Parking Lots – to allow parking in the front of the building to
9 back into Warren Road, as it is currently configured.
- 10 6. Approval with Condition of the requested modification to Section 400.4650 –
11 Landscaping with the condition that shrubs be planted in planters and/or
12 containers in the front of the property.
- 13 7. Approval with Condition of the requested modification to Section 400.5560 –
14 Drainage and Storm Sewers with the condition that rain barrels be placed on the
15 building's downspouts.

16 **Conditions of Approval**

- 17 1. The number of occupants (not including employees) shall not exceed the specified
18 number of occupants set forth by the Rock Community Fire Protection District
19 regulations and the Jefferson County Building Code, not to exceed 20 occupants
20 living within the facility at any given time.
- 21 a. There shall be no more than two (2) adults per room.

- 1 b. Children under five (5) years of age may reside with their parents and/or
2 legal guardians in their respective bedroom.
- 3 2. At least one staff member must be present twenty-four (24) hours a day.
- 4 3. A six-foot sight-proof fence shall be installed along the northern property line.
5 The fence must comply with fencing standards and materials set forth in the
6 UDO.
- 7 4. Building plans must be submitted to the Jefferson County Code Enforcement
8 Division, and plans must be approved before occupancy is given. All interior
9 building renovations must comply with the Jefferson County Code Enforcement
10 regulations.
- 11 5. Restrooms shall be provided in sufficient number and type to satisfy the Jefferson
12 County Building Code.
- 13 6. All requirements of the Rock Community Fire Protection District shall be met.
- 14 7. Lighting must be installed in the rear of the building where the additional
15 proposed parking is to be located.
- 16 a. Lighting shall be minimized where it could project into residential-
17 neighboring properties.
- 18 8. All signage, including off premise signage, shall comply with Article XIII of the
19 UDO.
- 20 9. The scope of pavement work provided by the petitioner must be met and
21 completed.

1 10. Site Development is required. A Jefferson County occupancy permit must be
2 issued by the Code Enforcement Division and shall not be issued until all required
3 site improvements have been installed.

4 11. All required state permits must be filed with the Planning Division prior to
5 occupancy of the facility.

6 12. All requirements of state permits shall be followed.

7 13. The conditional use permit is issued to this Applicant. At such time as a different
8 organization seeks to occupy the property, a new conditional use permit must be
9 issued by the Jefferson County, Missouri, Council.

10 Section 2. The zoning map of Jefferson County, Missouri shall be amended
11 by changing the area where said real estate is located on the map with the marking
12 “CU21057”.

13 Section 3. This Ordinance shall be in full force and effect immediately upon
14 passage by the Jefferson County, Missouri, Council as of the date listed below.

15 Section 4. If any part of this Ordinance is invalid for any reason, such
16 invalidity shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 08-09-2021

Second Reading:

Third Reading:

BILL NO.: 21-0724

ORDINANCE NO.: 21-_____

INTRODUCED BY: Council Member Hendrickson

1 **AN ORDINANCE APPROVING APPLICATION VR21054 TO VACATE**
2 **THE PLATS OF HUNTINGTON TRAILS PHASE 11, LOTS 81 THROUGH 90, A**
3 **SUBDIVISION RECORDED IN PLAT BOOK 257, PAGE 10 OF THE LAND**
4 **RECORDS OF JEFFERSON COUNTY, MISSOURI; AND HUNTINGTON**
5 **TRAILS PHASE 12, LOTS 68 THROUGH 73, A SUBDIVISION RECORDED IN**
6 **PLAT BOOK 257, PAGE 11 OF THE LAND RECORDS OF JEFFERSON**
7 **COUNTY, MISSOURI, AND BEING TRACTS OF LAND LOCATED IN US**
8 **SURVEY 1856, JEFFERSON COUNTY, MISSOURI, LOCATED IN COUNCIL**
9 **DISTRICT 5.**

10 **WHEREAS**, a hearing was held on July 26, 2021 on Application/Petition
11 Number VR21054 of Allbee Brothers Limited Liability Company, to vacate the plats of
12 Huntington Trails Phase 11, Lots 81 through 90, a subdivision recorded in Plat Book 257,
13 Page 10 of the Land Records of Jefferson County, Missouri; and Huntington Trails Phase
14 12, Lots 68 through 73, a subdivision recorded in Plat Book 257, Page 11 of the Land
15 Records of Jefferson County, Missouri, and being tracts of land located in US Survey
16 1856, Jefferson County, Missouri; and

17 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
18 the following filed with and presented to the Jefferson County, Missouri, Council with
19 respect to the Application:

1 Section 1. Application Number: VR21054 is approved to vacate the plats of
2 Huntington Trails Phase 11, Lots 81 through 90, a subdivision recorded in Plat Book 257,
3 Page 10 of the Land Records of Jefferson County, Missouri; and Huntington Trails Phase
4 12, Lots 68 through 73, a subdivision recorded in Plat Book 257, Page 11 of the Land
5 Records of Jefferson County, Missouri, and being tracts of land located in US Survey
6 1856, Jefferson County, Missouri.

7 Section 2. This Ordinance shall be in full force and effect from and after its
8 date of approval.

9 Section 3. If any part of this Ordinance is invalid for any reason, such
10 invalidity shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Dan Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

BILL NO.: 21-0725

ORDINANCE NO.: 21-_____

INTRODUCED BY: Council Member Groetke

1 **AN ORDINANCE APPROVING APPLICATION PM21054 A REVISED**
2 **DEVELOPMENT PLAN FOR PLEASANTVIEW MOTEL ADDITION**
3 **LOCATED IN COUNCIL DISTRICT 4.**

4 **WHEREAS**, a hearing was held by the Planning and Zoning Commission of
5 Jefferson County, Missouri on July 8, 2021 on Application/Petition Number PM21054
6 for the revised development plan for Pleasantview Motel Addition on the following
7 described real estate located in Jefferson County, State of Missouri, to-wit: Parcel
8 Number: 09-3.0-08.0-2-002-001; and

9 **WHEREAS**, the record of the July 8, 2021 hearing and the recommendation of
10 the Planning and Zoning Commission have been filed with the Jefferson County,
11 Missouri, Council; and

12 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
13 the following items and exhibits filed with and presented to the Jefferson County,
14 Missouri, Council with respect to the Application:

15 a. Jefferson County Planning Division Staff Report to the Planning
16 and Zoning Commission recommending approval of the application and the case
17 file for this Application;

18 b. The record of the hearing before the Planning and Zoning
19 Commission including the following exhibits:

1 Exhibit A, The Official Master Plan for Jefferson County, Missouri,
2 adopted August 6, 2003 and effective April 2, 2008;

3 Exhibit B, The Code of Ordinances of Jefferson County, Chapter 400:
4 Unified Development Order (UDO) adopted April 2, 2008, as
5 amended; and

6 Exhibit C, Staff Report and case file.

7 **WHEREAS**, it is found by the Jefferson County, Missouri, Council that:

8 a. All persons required to receive notice of the hearing were notified,
9 all notices were published, and signs posted in accordance with Missouri law and
10 the Unified Development Order.

11 b. The Jefferson County, Missouri, Council has jurisdiction over the
12 subject matter of this application.

13 c. The requested development plan, as conditioned and modified by
14 this Ordinance, is consistent with the UDO in that the development plan is
15 designed, located and proposed to be operated so that the public health, safety and
16 welfare will be protected.

17 d. The requested development plan, as conditioned and modified by
18 this Ordinance, is consistent with the UDO in that the development plan will not
19 impede the normal and orderly development and improvement of the surrounding
20 property.

21 e. The requested development plan, as conditioned and modified by
22 this Ordinance, is consistent with the UDO in that the development plan

1 incorporates adequate ingress and egress and an internal drive network that
2 provides for the efficient flow of traffic.

3 f. The modifications to Section 400.4100 A.5.a (2); Section 400.4100
4 A.5.c; Section 400.4690 A.1 and A.2; Section 400.4650; and Section 400.2610
5 are in the best interest of the County in that the modifications incorporate sound
6 planning principles and design elements that are compatible with surrounding
7 properties and are consistent throughout the proposed project.

8 g. The modifications to Section 400.4100 A.5.a (2); Section 400.4100
9 A.5.c; Section 400.4690 A.1 and A2; Section 400.4650; and Section 400.2610 as
10 conditioned by this Ordinance, are in the best interest of the County in that the
11 modifications further the stated goals and intent of the UDO.

12 **NOW, THEREFORE, BE IT ENACTED BY THE JEFFERSON COUNTY,**
13 **MISSOURI, COUNCIL, AS FOLLOWS:**

14 Section 1. Application Number: PM21054 for revised development plan
15 approval on the real estate described as Parcel Number: 09-3.0-08.0-2-002-001,
16 Pleasantview Motel Addition, is hereby approved subject to the following regulatory
17 requirements, departmental comments, modifications, and conditions of approval:

18 **Modifications**

- 19 1. Approval of the requested modification to Article XII, Section 400. 4100, A.5.a (2) –
20 Surface and Curbing – to allow relief from the requirement that curbing be
21 constructed around the perimeter of the parking lot.

- 1 2. Approval of the requested modification to Article XII, Section 400.4100, A.5.c –
2 Detention – to allow the removal of a large portion of impervious pavement replaced
3 with grass and landscaped planting to be adequate for detention purposes.
- 4 3. Approval of the requested modification to Article XIV, Section 400.4690, A.1 and A2
5 – Parking Lot Landscaping and Trees – to allow relief from the implementation of
6 parking lot islands.
- 7 4. Approval with Conditions of the requested modification to Article XIV, Section
8 400.4650 A.1 – Landscaping Minimum Requirements – to allow relief from the
9 planting of trees along Miller Road. Instead, the petitioner shall plant five additional
10 shrubs, bringing the total to nineteen shrubs along Miller Road.
- 11 5. Approval of the requested modification to Article VII, Section 400.2610 – Driveway
12 Width and Throat Length – to allow relief from the minimum required driveway
13 width and length for the proposed uses.

14 **Regulatory Requirements**

15 Permitted Uses

16 Land uses shall be permitted per the approved Development Plan. These
17 land uses shall be:

18 Motel

19 Motel Office

20 Multi-Family Dwelling (two existing apartment units)

21 Improvement Plans/Site Development

22 Design Standards

1 The development shall comply with the Mixed-Use Design
2 Standards in accordance with Article VII of the Jefferson County
3 UDO, except as specifically modified by this Ordinance.

4 Access

5 Access shall be provided in accordance with the Jefferson County
6 UDO, except as specifically modified by this Ordinance.

7 Parking

8 Parking and loading shall be provided in accordance with Article
9 XII of the Jefferson County UDO, except as specifically modified
10 by this Ordinance.

11 Signs

12 Signs shall comply with Article XIII of the Jefferson County UDO.
13 All regulatory signs, including stop signs speed limit, etc. shall be
14 provided by the developer.

15 Landscaping

16 Landscaping shall comply with the requirements outlined in
17 Article XIV of the Jefferson County UDO, except as specifically
18 modified by this Ordinance.

19 Noise

20 Noise resulting from the venue spaces on the subject property shall
21 comply with the Jefferson County UDO.

22 Stormwater and Erosion and Sediment Control

1 Stormwater, erosion, and sediment control shall comply with the
2 Jefferson County UDO, except as specifically modified by this
3 Ordinance.

4 Geotechnical

5 A geotechnical study prepared by an Engineer licensed in the State
6 of Missouri shall be required where there are more than 5 feet of
7 cut or 5 feet of fill and any slopes steeper than 3:1.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

INTRODUCED BY: Council Member Reuter

1 **AN ORDINANCE APPROVING APPLICATION PR221053 A REZONING**
2 **FROM SINGLE FAMILY RESIDENTIAL (R10) AND NON-PLANNED**
3 **COMMUNITY COMMERCIAL (CC2) ZONE DISTRICTS TO PLANNED**
4 **MIXED RESIDENTIAL (PR2) ZONE DISTRICT AND A DEVELOPMENT PLAN**
5 **FOR BELLEVILLE RV PARK (ADDITION) LOCATED IN COUNCIL**
6 **DISTRICT 2.**

7 **WHEREAS**, a hearing was held by the Planning and Zoning Commission of
8 Jefferson County, Missouri on July 8, 2021 on Application/Petition Number PR221053, a
9 request to rezone following described real estate located in Jefferson County, State of
10 Missouri, to-wit: Parcel Numbers: 02-1.0-11.0-3-001-032, 02-1.0-11.0-3-001-032.02, 02-
11 1.0-11.0-3-001-034, 02-1.0-11.0-3-001-035, and 02-1.0-11.0-3-001-036, from Single
12 Family Residential (R10) zone district and Non-Planned Community Commercial (CC2)
13 zone district to Planned Mixed Residential (PR2) zone district and a development plan
14 for Belleville RV Park (Addition); and

15 **WHEREAS**, the record of the July 8, 2021 hearing and the recommendation of
16 the Planning and Zoning Commission have been filed with the Jefferson County,
17 Missouri, Council; and

18 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
19 the following items and exhibits filed with and presented to the Jefferson County,
20 Missouri, Council with respect to the Application:

1 a. Jefferson County Planning Division Staff Report to the Planning
2 and Zoning Commission recommending approval of the application, development
3 plan, and the case file for this Application;

4 b. The record of the hearing before the Planning and Zoning
5 Commission including the following exhibits:

6 Exhibit A, The Official Master Plan for Jefferson County, Missouri,
7 adopted August 6, 2003 and effective April 2, 2008;

8 Exhibit B, The Code of Ordinances of Jefferson County, Chapter 400:
9 Unified Development Order, adopted April 2, 2008, as
10 amended;

11 Exhibit C, Staff Report and case file;

12 **WHEREAS**, it is found by the Jefferson County, Missouri, Council that:

13 a. All persons required to receive notice of the hearing were notified,
14 all notices were published, and signs posted in accordance with Missouri law and
15 the Unified Development Order.

16 b. The Jefferson County, Missouri, Council has jurisdiction over the
17 subject matter of this application.

18 c. The requested change in zoning for Parcel Numbers: 02-1.0-11.0-
19 3-001-032, 02-1.0-11.0-3-001-032.02, 02-1.0-11.0-3-001-034, 02-1.0-11.0-3-001-
20 035, and 02-1.0-11.0-3-001-036 is in accordance with the Official Master Plan of
21 Jefferson County, Missouri.

1 d. The requested change in zoning for Parcel Numbers: 02-1.0-11.0-
2 3-001-032, 02-1.0-11.0-3-001-032.02, 02-1.0-11.0-3-001-034, 02-1.0-11.0-3-001-
3 035, and 02-1.0-11.0-3-001-036 is in harmony with and is compatible with
4 surrounding and adjacent land uses and properties.

5 e. The requested development plan, as modified and conditioned by
6 this Ordinance, is consistent with the UDO in that the development plan is
7 designed, located and proposed to be operated so that the public health, safety and
8 welfare will be protected.

9 f. The requested development plan, as modified and conditioned by
10 this Ordinance, is consistent with the UDO in that the development plan will not
11 impede the normal and orderly development and improvement of the surrounding
12 property.

13 g. The requested development plan, as modified and conditioned by
14 this Ordinance, is consistent with the UDO in that the development plan
15 incorporates adequate ingress and egress and an internal drive network that
16 provides for the efficient flow of traffic.

17 h. The modifications to Chapter 400, Sections 400.2550, 400.2560,
18 400.4740 B.1, 400.5560, and Chapter 505 as depicted on the development plan,
19 and as conditioned by this Ordinance, are in the best interest of the County in that
20 the modifications incorporate sound planning principles and design elements that
21 are compatible with surrounding properties and are consistent throughout the
22 proposed project.

1 i. The modifications to Chapter 400, Sections 400.2550, 400.2560,
2 400.4740 B.1, 400.5560, and Chapter 505 as depicted on the development plan,
3 and as conditioned by this Ordinance, are in the best interest of the County in that
4 the modifications further the stated goals and intent of the UDO.

5 **NOW, THEREFORE, BE IT ENACTED BY THE JEFFERSON COUNTY,**
6 **MISSOURI, COUNCIL, AS FOLLOWS:**

7 Section 1. Application Number: PR221053, a request to rezone the following
8 described real estate located in Jefferson County, State of Missouri, to-wit: Parcel
9 Numbers: 02-1.0-11.0-3-001-032, 02-1.0-11.0-3-001-032.02, 02-1.0-11.0-3-001-034, 02-
10 1.0-11.0-3-001-035, and 02-1.0-11.0-3-001-036 from Single Family Residential (R10)
11 zone district and Non-Planned Community Commercial (CC2) zone district to Planned
12 Mixed Residential (PR2) zone district and a development plan for Belleville RV Park
13 (Addition) is approved subject to the following: approval with conditions of the
14 modifications to the Code of Ordinances of Jefferson County, Unified Development
15 Order, Article XIV, 400.5560 and Chapter 505– relief from requiring full stormwater
16 detention and using low impact stormwater detention as a substitute; Article VII, Section
17 400.2550 – relief from minimum street width standards with the condition that the two
18 new pad sites at the end of Pilgrim Place be removed; Article VII, Section 400.2560,
19 relief from minimum pavement standards with the condition that the portion of Cool
20 Valley Dr., from Old Highway 141 to the intersection with Clearwater Dr., be improved
21 with a two inch overlay; relief from Article XIV, 400.4740 B.1 and B.2 – to reduce the

1 buffer from 15' to 20' per the landscaping plan submitted; regulatory requirements, and
2 departmental comments with the following conditions of approval:

3 **Conditions of Approval**

- 4 1. The two spaces at the end of Pilgrim Place must be removed
- 5 2. Recreational vehicles (RV's) shall not occupy a pad/site/space continuously for a
6 period in excess of six (6) months in duration.
- 7 3. The maximum number of recreational vehicle spaces allowed within the
8 recreational vehicle park shall not be more than twenty (20) per acre.
- 9 4. Minimum width of a trailer space shall be twenty-five (25) feet and it shall be so
10 designed to provide space for parking both the trailer and towing vehicle off the
11 roadway. No trailer shall be closer than twelve (12) feet to any other adjacent unit,
12 structure or roadway and all spaces shall have direct access to the roadway.
- 13 5. The minimum open area required for a common use of the recreational vehicle
14 park shall not be less than 20% of the gross area of the recreational vehicle park.
15 Common open space shall be calculated as any open unoccupied area remaining
16 after the dwelling spaces, buildings, roadways or streets, and parking areas have
17 been deducted. This open space shall be landscaped or otherwise designed and
18 made available for recreational use.
- 19 6. All areas not used for roadways, parking or occupied by structures shall be
20 maintained with ground cover.

21 **Modifications**

- 1 1. Approval of the requested modification from Article VII, Section 400.2550 –
2 relief from minimum street width standards with the condition that the two new
3 pad sites at the end of Pilgrim Place be removed
- 4 2. Approval of the requested modification from Article VII, Section 400.2560, relief
5 from minimum pavement standards with the condition that the portion of Cool
6 Valley Dr., from Old Highway 141 to the intersection with Clearwater Dr., be
7 improved with a two-inch overlay.
- 8 3. Approval of the requested modification to Article XIV 400.4740 B.1 and B.2 – to
9 reduce the buffer from 15' to 20' per the landscaping plan submitted.
- 10 4. Approval of the requested modification from Article XIV, 400.5560 and Chapter
11 505, relief from requiring full stormwater detention and using low impact
12 stormwater detention as a substitute.

13 **Regulatory Requirements**

14 Permitted Uses

15 Land uses shall be permitted per the approved Development Plan:

16 Recreational Vehicle Park

17 Floor Area, Height, and other Building Requirements

18 Maximum Density (recreational vehicles): 20 vehicles/acre

19 Maximum Structure Height: 50 feet

20 Site Development

21 Required Yards

22 Front Yard – 15 feet; Side Yard – 6 feet; Rear Yard – 10 feet

1 Design Standards

2 The development shall comply with the Mixed-Use Design Standards in accordance
3 with Article VII of the Jefferson County Unified Development Order unless
4 specifically modified by this Ordinance.

5 Access

6 Access shall be provided in accordance with the Jefferson County Unified
7 Development Order, unless specifically modified by this Ordinance.

8 Parking

9 Parking and loading shall be provided per the regulation of Article XII of the
10 Jefferson County Unified Development Order, unless specifically modified by
11 this Ordinance.

12 Signs

13 Signs shall comply with Article XIII of the UDO. All regulatory signs, including
14 stop signs, speed limit, etc. shall be provided by the developer.

15 Lighting

16 Lighting that by color, placement or design resembles or conflicts with traffic
17 control signs is prohibited. No lighting shall contain flashing lights, intermittent
18 lights, animators, or mechanical movements of any kind.

19 Landscaping

20 Landscaping, buffers, and tree protection shall comply with Article XIV of the
21 Jefferson County Unified Development Order.

22 Stormwater and Erosion and Sediment Control

1 Stormwater management and Erosion and sediment control shall comply with
2 Chapter 505: Erosion and Sediment Control / Stormwater Management Design
3 Manual of the Jefferson County Code of Ordinances, unless specifically modified
4 by this Ordinance.

5 **Geotechnical**

6 A geotechnical study prepared by an Engineer licensed in the State of Missouri
7 shall be required where there is more than 5 feet of cut or 5 feet of fill or slopes
8 greater than 3:1. Where grades are proposed at slopes greater than 3:1 slope
9 stability must be addressed in the study.

10 **Departmental Comments:**

- 11 1. A Site Development Plan shall be submitted to the Jefferson County Planning
12 Division in accordance with the Unified Development Order of Jefferson County.
- 13 2. A copy of the approved Development Plan incorporating any conditions shall be
14 attached to each set of Site Development plans submitted.
- 15 3. All improvements required in the development plan and site development plan must
16 be installed or an escrow accepted by the Jefferson County, Missouri, Council for all
17 incomplete items prior to occupancy of the building.
- 18 4. The project is shown on several lots. A boundary adjustment is required to join the
19 parcel into one.
- 20 5. Floodplain:
 - 21 a) The fill which has been placed in the floodway since 2018 must be removed.

1 b) The Code Enforcement Division requires a Floodplain Development Permit for
2 any grading or improvements within a known floodplain.

3 c) Show limits of the floodway (lots and detention systems should not be within
4 floodway).

5 d) Show the limits and the elevation(s) of the 100-year floodplain.

6 e) Submit calculations for culverts and bridges within the limits of the floodplain.

7 Section 2. The zoning map of Jefferson County, Missouri shall be amended
8 by changing the area where said real estate is located on the map with the marking
9 “PR221053”.

10 Section 3. This Ordinance shall be in full force and effect immediately upon
11 passage by the Jefferson County, Missouri, Council as of the date listed below.

12 Section 4. If any part of this Ordinance is invalid for any reason, such
13 invalidity shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

INTRODUCED BY: COUNCIL MEMBER(s): Perry

1 **AN ORDINANCE ORDERING AND APPROVING THE DELINQUENT TAX**
2 **TRUSTEE AS APPOINTED PURSUANT TO SECTION 140.260 RSMO (2020) TO**
3 **SELL CERTAIN PROPERTY, EXECUTE DEEDS AND DELIVER THE SAME FOR**
4 **REAL PROPERTY TO ROCKET MANAGEMENT COMPANY, LLC AS**
5 **DESCRIBED HEREIN, LOCATED IN THE CITY OF PEVELY AND COUNCIL**
6 **DISTRICT 5.**

7 **WHEREAS**, the Delinquent Tax Trustee for Jefferson County, Missouri, (“Trustee”)
8 as appointed pursuant to Section 140.260 RSMo (2020), purchased at the 3rd offering of the
9 Annual Land Sale, the following described parcels of real property, to wit:

10 **Lots 30, 31, 36, 37, 51, 52, 53, 97, 98, 104, 105, 106, 107, 108, 235, 236, 238, 241**
11 **and 242 of Twelve Oaks, formerly known as Southern Heights, a Subdivision as**
12 **shown by plat on file in the Recorder’s Office of Jefferson County, Missouri, in**
13 **Plat Book 199, Pages 15-21 and Affidavit of Correction dated on or about May**
14 **31, 2005 and recorded on or about October 4, 2005 as Document No. 050054357**
15 **of the Jefferson County land Records. All located in Pevely, Jefferson County,**
16 **Missouri.**

17 **WHEREAS**, the current Delinquent Tax Trustee for Jefferson County, Missouri, has
18 been offered the average sum of Ten Thousand Six Hundred Sixty-One dollars and Three

1 Cents (**\$10,661.03**) for the property as set forth and described herein by Rocket Management
2 Company, LLC, for a grand total of Two Hundred and One Thousand Seven Hundred and
3 Forty-Six Dollars and Thirteen Cents (**\$201,746.13**); and

4 **WHEREAS**, the Trustee has not received any significant offers on these parcels
5 since they were turned over to the Delinquent Tax Trustee since 2013 due to the amount of
6 taxes and the Neighborhood Improvement District liens (NIDS) that have been placed on the
7 property; and

8 **WHEREAS**, the sale of these properties would distribute all taxes and fees to the
9 taxing entities and would distribute One Hundred Fifty-Two Thousand Dollars
10 (**\$152,000.00**) to the City of Pevely for their Neighborhood Improvement District liens; and

11 **WHEREAS**, the Trustee has made application and requested an Ordinance of the
12 Jefferson County, Missouri, Council, authorizing the sale of the property described above as
13 set forth and contained in Exhibit “A” attached hereto and incorporated herein by reference;
14 and,

15 **WHEREAS**, pursuant to Chapter 140 RSMo (2020), and Sections 3.4.2.10 and
16 3.4.2.11 of the Home Rule Charter of Jefferson County, Missouri, the Delinquent Tax
17 Trustee with approval of the County Council may administer, compromise taxes, interest,
18 penalties and order real estate, lands, and lots so purchased by the Trustee sold and the deeds
19 thereto executed and delivered to a buyer; and,

20 **WHEREAS**, it is in the best interest of the County and the taxing entities therein to
21 dispose of the property described herein and to transfer these parcels to Rocket Management
22 Company, LLC.

1 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
2 **AS FOLLOWS:**

3 Section 1. The Jefferson County, Missouri, County Council hereby orders that:
4 **Lots 30, 31, 36, 37, 51, 52, 53, 97, 98, 104, 105, 106, 107, 108, 235, 236, 238, 241**
5 **and 242 of Twelve Oaks, formerly known as Southern Heights, a Subdivision as**
6 **shown by plat on file in the Recorder’s Office of Jefferson County, Missouri, in**
7 **Plat Book 199, Pages 15-21 and Affidavit of Correction dated on or about May**
8 **31, 2005 and recorded on or about October 4, 2005 as Document No. 050054357**
9 **of the Jefferson County land Records. All located in Pevely, Jefferson County,**
10 **Missouri.**

11 shall be sold to Rocket Management Company, LLC for the sum of Two Hundred and One
12 Thousand Seven Hundred and Forty-Six Dollars and Thirteen Cents (**\$201,746.13**) Said
13 offers are the best thus far received by the Delinquent Tax Trustee. Any additional taxes,
14 interest and penalties above this amount shall be waived and removed from the tax bills prior
15 to the lots being transferred to the Purchaser.

16 Section 2. The Jefferson County, Missouri, Council approves and hereby Orders
17 the Trustee to execute and deliver the Trustee’s Deeds for the above described real property
18 to the Purchaser.

19 Section 3. This Ordinance shall be in full force and effect from and after its date
20 of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
21 affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL, VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021.

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

BILL NO.: 21-0728

ORDINANCE NO.: 21-_____

INTRODUCED BY: COUNCIL MEMBER(s) Hendrickson

1 **AN ORDINANCE TO AUTHORIZE AN AMENDMENT OF THE 2021**
2 **BUDGET PURSUANT TO THE HOME RULE CHARTER OF JEFFERSON**
3 **COUNTY, MISSOURI AND SECTION 50.622 RSMO (2020) TO REFLECT THE**
4 **RECEIPT OF ADDITIONAL REVENUE NOT ESTIMATED OR ANTICIPATED**
5 **AND THE APPROPRIATION THEREOF TO INCREASE THE ACCOUNTS FOR**
6 **COMMISSARY PURCHASES AND E-CIG PURCHASES DUE TO THE**
7 **INCREASED JAIL POPULATION AND THE ADDITION OF FEDERAL**
8 **INMATES.**

9 **WHEREAS**, David Marshak, Sheriff, requests that funds in the amount of One
10 Hundred Seventy-Three Thousand Two Hundred Dollars, **(\$173,200.00)** be placed in the
11 Sheriff Commissary Fund, Sheriff Commissary Division, Payments (218-0388-4673) and
12 One Hundred Six Thousand Two Hundred Dollars **(\$106,200.00)** in the Sheriff
13 Commissary Fund, Sheriff Commissary Division, E-Cig Fee (218-0388-4228). These
14 funds were not included in the original submission of the 2021 Budget; and,

15 **WHEREAS**, said funds will be used to increase the accounts for Commissary
16 purchases and E-Cig purchases due to the increased jail population and the addition of
17 Federal inmates; and,

1 **WHEREAS**, Section 50.622 RSMo (2020) and the Home Rule Charter of Jefferson
2 County, Missouri, permits a budget amendment to appropriate receipt of additional funds
3 not included at the time of budget adoption; and,

4 **WHEREAS**, both the County Executive and Auditor have certified that funds are
5 available for the proposed appropriation set forth herein; and,

6 **WHEREAS**, The Department of the Sheriff has requested that the amount of One
7 Hundred Seventy-Three Thousand Two Hundred Dollars **(\$173,200.00)** be placed in the
8 Payments Account, (218-388-4673) and the amount of One Hundred Six Thousand Two
9 Hundred Dollars **(\$106,200.00)** be placed in the E-Cig Fee Account (218-388-4228), to be
10 allocated as follows: One Hundred Sixty Thousand Dollars **(\$160,000.00)** to the Sheriff
11 Commissary Fund, Sheriff Commissary Division, Supplies (218-0388-5448) and Sixty
12 Thousand Dollars **(\$60,000.00)** to the Sheriff Commissary Fund, Sheriff Commissary
13 Division, E-Cigs (218-0388-5485); and,

14 **WHEREAS**, the Jefferson County, Missouri Council approves of the budget
15 amendment and requests that funds received be appropriated as follows: One Hundred
16 Sixty Thousand Dollars **(\$160,000.00)** to the Sheriff Commissary Fund, Sheriff
17 Commissary Division, Supplies (218-0388-5448) and Sixty Thousand Dollars
18 **(\$60,000.00)** to the Sheriff Commissary Fund, Sheriff Commissary Division, E-Cigs (218-
19 0388-5485); and

20 **WHEREAS**, the Auditor of Jefferson County approves of this budget amendment;
21 and,

1 **WHEREAS**, it is the best interest of the County and the Sheriff Commissary
2 Division to approve this budget amendment and appropriate the funds accordingly to the
3 Sheriff Commissary Division.

4 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
5 **AS FOLLOWS:**

6 Section 1. The County hereby authorizes the County Executive to amend the
7 original 2021 Budget in the amount of One Hundred Seventy-Three Thousand Two
8 Hundred Dollars, **(\$173,200.00)** for the Sheriff Commissary Fund, Sheriff Commissary
9 Division, Payments (218-0388-4673) and One Hundred Six Thousand Two Hundred
10 Dollars **(\$106,200.00)** for the Sheriff Commissary Fund, Sheriff Commissary Division, E-
11 Cig Fee (218-0388-4228).; and,

12 Section 2. The County hereby revises the original 2021 Budget for certain
13 unanticipated funds received be appropriated in the amount of One Hundred Sixty
14 Thousand Dollars **(\$160,000.00)** to the Sheriff Commissary Fund, Sheriff Commissary
15 Division, Supplies (218-0388-5448) and Sixty Thousand Dollars **(\$60,000.00)** to the
16 Sheriff Commissary Fund, Sheriff Commissary Division, E-Cigs (218-0388-5485).

17 Section 3. The County Executive shall further be authorized to execute any and
18 all documents and take any and all actions necessary to carry out the intent of this
19 Ordinance.

20 Section 4. This Ordinance shall be in full force and effect from and after its
21 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
22 shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____

Council Member District 2, Renee Reuter _____

Council Member District 3, Phil Hendrickson _____

Council Member District 4, Charles Groetke _____

Council Member District 5, Tracey Perry _____

Council Member District 6, Daniel Stallman _____

Council Member District 7, Victoria James _____

THIS ABOVE BILL ON THIS ____ DAY OF _____ 2021.

_____ **PASSED**

_____ **FAILED**

Phil Hendrickson, County Council Chair

Cherylynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, County Executive

ATTEST:

Ken Waller, County Clerk

BY: _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

BILL NO.: 21-0730

ORDINANCE NO.: 21-_____

INTRODUCED BY: COUNCIL MEMBER(s) Stallman

1 **AN ORDINANCE TO AUTHORIZE AN AMENDMENT OF THE 2021**
2 **BUDGET PURSUANT TO THE HOME RULE CHARTER OF JEFFERSON**
3 **COUNTY, MISSOURI, AND THE REVISED STATUTES OF MISSOURI TO**
4 **TRANSFER AND APPROPRIATE FOUR HUNDRED TWENTY-FOUR**
5 **THOUSAND DOLLARS (\$424,000.00) FOR THE PURCHASE OF REAL**
6 **PROPERTY AND FOUR THOUSAND DOLLARS (\$4,000.00) FOR RELATED**
7 **EXPENSES FOR THE PURCHASE OF REAL PROPERTY LOCATED IN**
8 **COUNCIL DISTRICT #6.**

9 **WHEREAS**, Chapter 50 RSMO (2020) and Section 7.2.13 of the Home Rule Charter
10 of Jefferson County; Missouri, permit budget amendments to transfer funds for appropriation
11 purposes; and,

12 **WHEREAS**, Sections 2.4.2.3 and 3.4.2.8 of the Home Rule Charter of Jefferson
13 County, Missouri, respectively provide for the appropriation of money for debts and
14 expenses of the County for any public purpose and authorization for the purchase of real
15 estate; and,

16 **WHEREAS**, Jefferson County, Missouri, is desirous of purchasing property for the
17 future expansion and development of County Government facilities; and,

18 **WHEREAS**, one of the several needs of Jefferson County, Missouri, and its
19 Government facilities is the possible need to construct a correctional facility in the future;

1 and,

2 **WHEREAS**, following a roll call vote in its Regular Session of Monday, July 12,
3 2021, the Jefferson County, Missouri, County Council adjourned its regular meeting and
4 entered into a Closed Session pursuant to Section 610.021(2) RSMo (2020) for the purposes
5 of discussing Real Estate Matters and specifically the real estate located within Jefferson
6 County as more fully set forth herein for the purchase of real property in the nature of 15
7 acres +/- for future expansion and development to be used by Jefferson County Government
8 at the Southwest Corner of Goldfinch Lane and Business 21 (Old State Highway 21) in
9 Hillsboro, Missouri, and identified as Parcel Number 12-8.0-34.0-0-000-020. That Closed
10 Session, in part for the discussion of said real estate, lasted from 7:16 p.m. until 8:35 pm.
11 The Closed Session was held in the Executive Conference Room. In a previously held
12 Closed Session the Council voted to authorize the County Executive, Director of
13 Administration and/or the County Counselor to enter into negotiations for said purchase of
14 the Real Estate. The Administration entered into said negotiations and on the night of July
15 12, 2021, the Council was presented with a bona fide offer and acceptance for said real estate
16 described herein. The Formal and Official Notice of the outcome of this Closed Session
17 will be publicly posted upon the finalization of the Contract and purchase of the real estate
18 which is the subject of this Ordinance was posted on July 14, 2021; and,

19 **WHEREAS**, after due diligence the County Executive, Director of Administration,
20 the Sheriff and the County Counselor have located and determined that the purchase of the
21 real property located at:

22 **Southwest Corner of Goldfinch Lane and Business 21**

1 **AKA (Old State Highway 21) in Hillsboro, Missouri**

2 **Parcel Number 12-8.0-34.0-0-000-020**

3 for the sum of Four Hundred Twenty-Five Thousand Dollars and No Cents (**\$425,000.00**) is
4 an appropriate and suitable amount, within market value, and part of an arm's length
5 transaction; and

6 **WHEREAS**, from this purchase amount, subtract One Thousand Dollars (**\$1,000.00**)
7 earnest money that is being allocated and appropriated contemporaneously through **Bill #21-**
8 **0722**; and

9 **WHEREAS**, monies are also required for a Phase 1 Environmental Site Assessment,
10 incidental costs, and closing costs, with the total for these estimated costs not to exceed Four
11 Thousand Dollars (**\$4,000.00**); and,

12 **WHEREAS**, that leaves Four Hundred Twenty-Four Thousand Dollars and No Cents
13 (**\$424,000.00**) for the remaining purchase price together with Four Thousand Dollars
14 (**\$4,000.00**) for costs described above, which is the subject of this Bill, as the amount
15 required to be transferred and appropriated herein for the real estate described herein; and,

16 **WHEREAS**, the Jefferson County, Missouri, Council approves of the budget
17 amendment and the request that funds be transferred and appropriated in the amount Four
18 Hundred Twenty-Four Thousand Dollars and No Cents (**\$424,000.00**) for purchase of the
19 real estate and an estimated amount not to exceed Four Thousand Dollars (**\$4,000.00**) as and
20 for a for a Phase 1 Environmental Site Assessment, incidental costs, and closing costs. The
21 total funds required not to exceed Four Hundred Twenty-Eight Thousand Dollars and No
22 Cents (**\$428,000.00**) and will be transferred and appropriated as follows:

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22

FROM:

Account String: 101-9999-1015,
General Revenue Fund – Reserve

In an Amount not to exceed

Four Hundred Twenty-Eight Thousand Dollars **(\$428,000.00)**

AND TRANSFERRED TO:

Account String: 101-0503-5605-9999-999999,

General Revenue Fund – Relative Expense - Buildings & Property

In an Amount not to exceed

Four Hundred Twenty-Eight Thousand Dollars **(\$428,000.00)**

WHEREAS, the utilization of the real estate set forth herein is for a public purpose;

and,

WHEREAS, the Auditor of Jefferson County approves of this budget amendment

and certifies that the funds exist for the transfer and appropriations therein.

BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,

AS FOLLOWS:

Section 1. The Jefferson County, Council hereby revises the original budget for

2021 by transferring and appropriating Four Hundred Twenty-Four Thousand Dollars and

No Cents **(\$424,000.00)** for purchase of the real estate and an estimated amount not to

exceed Four Thousand Dollars **(\$4,000.00)** as and for a Phase 1 Environmental Site

Assessment, incidental costs, and closing costs, subject to any and all budgetary limitations

for a total amount not to exceed Four Hundred Twenty-Eight Thousand Dollars

1 (\$428,000.00) as follows:

2 **FROM:**

3 Account String: 101-9999-1015,

4 General Revenue Fund – Reserve

5 In an Amount not to exceed

6 Four Hundred Twenty-Eight Thousand Dollars (**\$428,000.00**)

7 **AND TRANSFERRED TO:**

8 Account String: 101-0503-5605-9999-999999,

9 General Revenue Fund – Relative Expense - Buildings & Property

10 In an Amount not to exceed

11 Four Hundred Twenty-Eight Thousand Dollars (**\$428,000.00**)

12 which shall be used for the purchase of real property, for the future expansion and
13 development of County Government facilities, located at:

14 **Southwest Corner of Goldfinch Lane and Business 21**

15 **AKA (Old State Highway 21) in Hillsboro, Missouri**

16 **Parcel Number 12-8.0-34.0-0-000-020.**

17 **Section 2.** The County Council deems the purpose and utilization of the real
18 estate described and set forth herein to be a public purpose.

19 **Section 3.** This Ordinance shall be in full force and effect from and after its date
20 of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
21 affect the remainder of this Ordinance.

22 **Section 4.** A copy of this Ordinance and all exhibits shall be kept on file at the

1 County Clerk’s Office consistent with the rules and procedures for the maintenance and
2 retention of records as promulgated by the Secretary of State.

3

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins	_____
Council Member District 2, Renee Reuter	_____
Council Member District 3, Phil Hendrickson	_____
Council Member District 4, Charles Groeteke	_____
Council Member District 5, Tracey Perry	_____
Council Member District 6, Daniel Stallman	_____
Council Member District 7, Victoria James	_____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____ 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____ 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

INTRODUCED BY: Council Member Hendrickson

1 **AN ORDINANCE APPROVING APPLICATION VR21054 TO VACATE**
2 **THE PLATS OF HUNTINGTON TRAILS PHASE 11, LOTS 81 THROUGH 90, A**
3 **SUBDIVISION RECORDED IN PLAT BOOK 257, PAGE 10 OF THE LAND**
4 **RECORDS OF JEFFERSON COUNTY, MISSOURI; AND HUNTINGTON**
5 **TRAILS PHASE 12, LOTS 68 THROUGH 73, A SUBDIVISION RECORDED IN**
6 **PLAT BOOK 257, PAGE 11 OF THE LAND RECORDS OF JEFFERSON**
7 **COUNTY, MISSOURI, AND BEING TRACTS OF LAND LOCATED IN US**
8 **SURVEY 1856, JEFFERSON COUNTY, MISSOURI, LOCATED IN COUNCIL**
9 **DISTRICT 5.**

10 **WHEREAS**, a hearing was held on July 26, 2021 on Application/Petition
11 Number VR21054 of Allbee Brothers Limited Liability Company, to vacate the plats of
12 Huntington Trails Phase 11, Lots 81 through 90, a subdivision recorded in Plat Book 257,
13 Page 10 of the Land Records of Jefferson County, Missouri; and Huntington Trails Phase
14 12, Lots 68 through 73, a subdivision recorded in Plat Book 257, Page 11 of the Land
15 Records of Jefferson County, Missouri, and being tracts of land located in US Survey
16 1856, Jefferson County, Missouri; and

17 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
18 the following filed with and presented to the Jefferson County, Missouri, Council with
19 respect to the Application:

1 a. Jefferson County Planning Division Staff Report to the Jefferson
2 County, Missouri, Council recommending approval of the application;

3 b. Exhibits offered by the Jefferson County Planning Division and
4 upon a motion duly made, seconded and approved were admitted into evidence by
5 the Jefferson County, Missouri, Council and made part of the official records as
6 set out below:

7 Exhibit A, The Official Master Plan for Jefferson County, Missouri,
8 adopted August 6, 2003 and effective April 2, 2008;

9 Exhibit B, The Code of Ordinances of Jefferson County, Chapter 400:
10 Unified Development Order (UDO) adopted April 2, 2008, as
11 amended;

12 Exhibit C, Staff Report and case file;

13 **WHEREAS**, it is found by the Jefferson County, Missouri, Council that:

14 a. Notice of the hearing and vacation was published in accordance
15 with Missouri law and the Unified Development Order; and

16 b. The Jefferson County, Missouri, Council has jurisdiction over the
17 subject matter of this application; and

18 c. The requested vacation is in accordance with Section 400.5340:
19 Vacation of Subdivision, of the Code of Ordinances of Jefferson County,
20 Missouri.

21 **NOW, THEREFORE, BE IT ENACTED BY THE JEFFERSON COUNTY,**
22 **MISSOURI, COUNCIL, AS FOLLOWS:**

1 Section 1. Application Number: VR21054 is approved to vacate the plats of
2 Huntington Trails Phase 11, Lots 81 through 90, a subdivision recorded in Plat Book 257,
3 Page 10 of the Land Records of Jefferson County, Missouri; and Huntington Trails Phase
4 12, Lots 68 through 73, a subdivision recorded in Plat Book 257, Page 11 of the Land
5 Records of Jefferson County, Missouri, and being tracts of land located in US Survey
6 1856, Jefferson County, Missouri.

7 Section 2. This Ordinance shall be in full force and effect from and after its
8 date of approval.

9 Section 3. If any part of this Ordinance is invalid for any reason, such
10 invalidity shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Dan Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

BILL NO.: 21-0725

ORDINANCE NO.: 21-_____

INTRODUCED BY: Council Member Groetke

1 **AN ORDINANCE APPROVING APPLICATION PM21054 A REVISED**
2 **DEVELOPMENT PLAN FOR PLEASANTVIEW MOTEL ADDITION**
3 **LOCATED IN COUNCIL DISTRICT 4.**

4 **WHEREAS**, a hearing was held by the Planning and Zoning Commission of
5 Jefferson County, Missouri on July 8, 2021 on Application/Petition Number PM21054
6 for the revised development plan for Pleasantview Motel Addition on the following
7 described real estate located in Jefferson County, State of Missouri, to-wit: Parcel
8 Number: 09-3.0-08.0-2-002-001; and

9 **WHEREAS**, the record of the July 8, 2021 hearing and the recommendation of
10 the Planning and Zoning Commission have been filed with the Jefferson County,
11 Missouri, Council; and

12 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
13 the following items and exhibits filed with and presented to the Jefferson County,
14 Missouri, Council with respect to the Application:

15 a. Jefferson County Planning Division Staff Report to the Planning
16 and Zoning Commission recommending approval of the application and the case
17 file for this Application;

18 b. The record of the hearing before the Planning and Zoning
19 Commission including the following exhibits:

1 Exhibit A, The Official Master Plan for Jefferson County, Missouri,
2 adopted August 6, 2003 and effective April 2, 2008;

3 Exhibit B, The Code of Ordinances of Jefferson County, Chapter 400:
4 Unified Development Order (UDO) adopted April 2, 2008, as
5 amended; and

6 Exhibit C, Staff Report and case file.

7 **WHEREAS**, it is found by the Jefferson County, Missouri, Council that:

8 a. All persons required to receive notice of the hearing were notified,
9 all notices were published, and signs posted in accordance with Missouri law and
10 the Unified Development Order.

11 b. The Jefferson County, Missouri, Council has jurisdiction over the
12 subject matter of this application.

13 c. The requested development plan, as conditioned and modified by
14 this Ordinance, is consistent with the UDO in that the development plan is
15 designed, located and proposed to be operated so that the public health, safety and
16 welfare will be protected.

17 d. The requested development plan, as conditioned and modified by
18 this Ordinance, is consistent with the UDO in that the development plan will not
19 impede the normal and orderly development and improvement of the surrounding
20 property.

21 e. The requested development plan, as conditioned and modified by
22 this Ordinance, is consistent with the UDO in that the development plan

1 incorporates adequate ingress and egress and an internal drive network that
2 provides for the efficient flow of traffic.

3 f. The modifications to Section 400.4100 A.5.a (2); Section 400.4100
4 A.5.c; Section 400.4690 A.1 and A.2; Section 400.4650; and Section 400.2610
5 are in the best interest of the County in that the modifications incorporate sound
6 planning principles and design elements that are compatible with surrounding
7 properties and are consistent throughout the proposed project.

8 g. The modifications to Section 400.4100 A.5.a (2); Section 400.4100
9 A.5.c; Section 400.4690 A.1 and A2; Section 400.4650; and Section 400.2610 as
10 conditioned by this Ordinance, are in the best interest of the County in that the
11 modifications further the stated goals and intent of the UDO.

12 **NOW, THEREFORE, BE IT ENACTED BY THE JEFFERSON COUNTY,**
13 **MISSOURI, COUNCIL, AS FOLLOWS:**

14 Section 1. Application Number: PM21054 for revised development plan
15 approval on the real estate described as Parcel Number: 09-3.0-08.0-2-002-001,
16 Pleasantview Motel Addition, is hereby approved subject to the following regulatory
17 requirements, departmental comments, modifications, and conditions of approval:

18 **Modifications**

- 19 1. Approval of the requested modification to Article XII, Section 400. 4100, A.5.a (2) –
20 Surface and Curbing – to allow relief from the requirement that curbing be
21 constructed around the perimeter of the parking lot.

- 1 2. Approval of the requested modification to Article XII, Section 400.4100, A.5.c –
2 Detention – to allow the removal of a large portion of impervious pavement replaced
3 with grass and landscaped planting to be adequate for detention purposes.
- 4 3. Approval of the requested modification to Article XIV, Section 400.4690, A.1 and A2
5 – Parking Lot Landscaping and Trees – to allow relief from the implementation of
6 parking lot islands.
- 7 4. Approval with Conditions of the requested modification to Article XIV, Section
8 400.4650 A.1 – Landscaping Minimum Requirements – to allow relief from the
9 planting of trees along Miller Road. Instead, the petitioner shall plant five additional
10 shrubs, bringing the total to nineteen shrubs along Miller Road.
- 11 5. Approval of the requested modification to Article VII, Section 400.2610 – Driveway
12 Width and Throat Length – to allow relief from the minimum required driveway
13 width and length for the proposed uses.

14 **Regulatory Requirements**

15 Permitted Uses

16 Land uses shall be permitted per the approved Development Plan. These
17 land uses shall be:

18 Motel

19 Motel Office

20 Multi-Family Dwelling (two existing apartment units)

21 Improvement Plans/Site Development

22 Design Standards

1 The development shall comply with the Mixed-Use Design
2 Standards in accordance with Article VII of the Jefferson County
3 UDO, except as specifically modified by this Ordinance.

4 Access

5 Access shall be provided in accordance with the Jefferson County
6 UDO, except as specifically modified by this Ordinance.

7 Parking

8 Parking and loading shall be provided in accordance with Article
9 XII of the Jefferson County UDO, except as specifically modified
10 by this Ordinance.

11 Signs

12 Signs shall comply with Article XIII of the Jefferson County UDO.
13 All regulatory signs, including stop signs speed limit, etc. shall be
14 provided by the developer.

15 Landscaping

16 Landscaping shall comply with the requirements outlined in
17 Article XIV of the Jefferson County UDO, except as specifically
18 modified by this Ordinance.

19 Noise

20 Noise resulting from the venue spaces on the subject property shall
21 comply with the Jefferson County UDO.

22 Stormwater and Erosion and Sediment Control

1 Stormwater, erosion, and sediment control shall comply with the
2 Jefferson County UDO, except as specifically modified by this
3 Ordinance.

4 Geotechnical

5 A geotechnical study prepared by an Engineer licensed in the State
6 of Missouri shall be required where there are more than 5 feet of
7 cut or 5 feet of fill and any slopes steeper than 3:1.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

INTRODUCED BY: Council Member Reuter

1 **AN ORDINANCE APPROVING APPLICATION PR221053 A REZONING**
2 **FROM SINGLE FAMILY RESIDENTIAL (R10) AND NON-PLANNED**
3 **COMMUNITY COMMERCIAL (CC2) ZONE DISTRICTS TO PLANNED**
4 **MIXED RESIDENTIAL (PR2) ZONE DISTRICT AND A DEVELOPMENT PLAN**
5 **FOR BELLEVILLE RV PARK (ADDITION) LOCATED IN COUNCIL**
6 **DISTRICT 2.**

7 **WHEREAS**, a hearing was held by the Planning and Zoning Commission of
8 Jefferson County, Missouri on July 8, 2021 on Application/Petition Number PR221053, a
9 request to rezone following described real estate located in Jefferson County, State of
10 Missouri, to-wit: Parcel Numbers: 02-1.0-11.0-3-001-032, 02-1.0-11.0-3-001-032.02, 02-
11 1.0-11.0-3-001-034, 02-1.0-11.0-3-001-035, and 02-1.0-11.0-3-001-036, from Single
12 Family Residential (R10) zone district and Non-Planned Community Commercial (CC2)
13 zone district to Planned Mixed Residential (PR2) zone district and a development plan
14 for Belleville RV Park (Addition); and

15 **WHEREAS**, the record of the July 8, 2021 hearing and the recommendation of
16 the Planning and Zoning Commission have been filed with the Jefferson County,
17 Missouri, Council; and

18 **WHEREAS**, the Jefferson County, Missouri, Council has taken official notice of
19 the following items and exhibits filed with and presented to the Jefferson County,
20 Missouri, Council with respect to the Application:

1 a. Jefferson County Planning Division Staff Report to the Planning
2 and Zoning Commission recommending approval of the application, development
3 plan, and the case file for this Application;

4 b. The record of the hearing before the Planning and Zoning
5 Commission including the following exhibits:

6 Exhibit A, The Official Master Plan for Jefferson County, Missouri,
7 adopted August 6, 2003 and effective April 2, 2008;

8 Exhibit B, The Code of Ordinances of Jefferson County, Chapter 400:
9 Unified Development Order, adopted April 2, 2008, as
10 amended;

11 Exhibit C, Staff Report and case file;

12 **WHEREAS**, it is found by the Jefferson County, Missouri, Council that:

13 a. All persons required to receive notice of the hearing were notified,
14 all notices were published, and signs posted in accordance with Missouri law and
15 the Unified Development Order.

16 b. The Jefferson County, Missouri, Council has jurisdiction over the
17 subject matter of this application.

18 c. The requested change in zoning for Parcel Numbers: 02-1.0-11.0-
19 3-001-032, 02-1.0-11.0-3-001-032.02, 02-1.0-11.0-3-001-034, 02-1.0-11.0-3-001-
20 035, and 02-1.0-11.0-3-001-036 is in accordance with the Official Master Plan of
21 Jefferson County, Missouri.

1 d. The requested change in zoning for Parcel Numbers: 02-1.0-11.0-
2 3-001-032, 02-1.0-11.0-3-001-032.02, 02-1.0-11.0-3-001-034, 02-1.0-11.0-3-001-
3 035, and 02-1.0-11.0-3-001-036 is in harmony with and is compatible with
4 surrounding and adjacent land uses and properties.

5 e. The requested development plan, as modified and conditioned by
6 this Ordinance, is consistent with the UDO in that the development plan is
7 designed, located and proposed to be operated so that the public health, safety and
8 welfare will be protected.

9 f. The requested development plan, as modified and conditioned by
10 this Ordinance, is consistent with the UDO in that the development plan will not
11 impede the normal and orderly development and improvement of the surrounding
12 property.

13 g. The requested development plan, as modified and conditioned by
14 this Ordinance, is consistent with the UDO in that the development plan
15 incorporates adequate ingress and egress and an internal drive network that
16 provides for the efficient flow of traffic.

17 h. The modifications to Chapter 400, Sections 400.2550, 400.2560,
18 400.4740 B.1, 400.5560, and Chapter 505 as depicted on the development plan,
19 and as conditioned by this Ordinance, are in the best interest of the County in that
20 the modifications incorporate sound planning principles and design elements that
21 are compatible with surrounding properties and are consistent throughout the
22 proposed project.

1 i. The modifications to Chapter 400, Sections 400.2550, 400.2560,
2 400.4740 B.1, 400.5560, and Chapter 505 as depicted on the development plan,
3 and as conditioned by this Ordinance, are in the best interest of the County in that
4 the modifications further the stated goals and intent of the UDO.

5 **NOW, THEREFORE, BE IT ENACTED BY THE JEFFERSON COUNTY,**
6 **MISSOURI, COUNCIL, AS FOLLOWS:**

7 Section 1. Application Number: PR221053, a request to rezone the following
8 described real estate located in Jefferson County, State of Missouri, to-wit: Parcel
9 Numbers: 02-1.0-11.0-3-001-032, 02-1.0-11.0-3-001-032.02, 02-1.0-11.0-3-001-034, 02-
10 1.0-11.0-3-001-035, and 02-1.0-11.0-3-001-036 from Single Family Residential (R10)
11 zone district and Non-Planned Community Commercial (CC2) zone district to Planned
12 Mixed Residential (PR2) zone district and a development plan for Belleville RV Park
13 (Addition) is approved subject to the following: approval with conditions of the
14 modifications to the Code of Ordinances of Jefferson County, Unified Development
15 Order, Article XIV, 400.5560 and Chapter 505– relief from requiring full stormwater
16 detention and using low impact stormwater detention as a substitute; Article VII, Section
17 400.2550 – relief from minimum street width standards with the condition that the two
18 new pad sites at the end of Pilgrim Place be removed; Article VII, Section 400.2560,
19 relief from minimum pavement standards with the condition that the portion of Cool
20 Valley Dr., from Old Highway 141 to the intersection with Clearwater Dr., be improved
21 with a two inch overlay; relief from Article XIV, 400.4740 B.1 and B.2 – to reduce the

1 buffer from 15' to 20' per the landscaping plan submitted; regulatory requirements, and
2 departmental comments with the following conditions of approval:

3 **Conditions of Approval**

- 4 1. The two spaces at the end of Pilgrim Place must be removed
- 5 2. Recreational vehicles (RV's) shall not occupy a pad/site/space continuously for a
6 period in excess of six (6) months in duration.
- 7 3. The maximum number of recreational vehicle spaces allowed within the
8 recreational vehicle park shall not be more than twenty (20) per acre.
- 9 4. Minimum width of a trailer space shall be twenty-five (25) feet and it shall be so
10 designed to provide space for parking both the trailer and towing vehicle off the
11 roadway. No trailer shall be closer than twelve (12) feet to any other adjacent unit,
12 structure or roadway and all spaces shall have direct access to the roadway.
- 13 5. The minimum open area required for a common use of the recreational vehicle
14 park shall not be less than 20% of the gross area of the recreational vehicle park.
15 Common open space shall be calculated as any open unoccupied area remaining
16 after the dwelling spaces, buildings, roadways or streets, and parking areas have
17 been deducted. This open space shall be landscaped or otherwise designed and
18 made available for recreational use.
- 19 6. All areas not used for roadways, parking or occupied by structures shall be
20 maintained with ground cover.

21 **Modifications**

- 1 1. Approval of the requested modification from Article VII, Section 400.2550 –
2 relief from minimum street width standards with the condition that the two new
3 pad sites at the end of Pilgrim Place be removed
- 4 2. Approval of the requested modification from Article VII, Section 400.2560, relief
5 from minimum pavement standards with the condition that the portion of Cool
6 Valley Dr., from Old Highway 141 to the intersection with Clearwater Dr., be
7 improved with a two-inch overlay.
- 8 3. Approval of the requested modification to Article XIV 400.4740 B.1 and B.2 – to
9 reduce the buffer from 15' to 20' per the landscaping plan submitted.
- 10 4. Approval of the requested modification from Article XIV, 400.5560 and Chapter
11 505, relief from requiring full stormwater detention and using low impact
12 stormwater detention as a substitute.

13 **Regulatory Requirements**

14 Permitted Uses

15 Land uses shall be permitted per the approved Development Plan:

16 Recreational Vehicle Park

17 Floor Area, Height, and other Building Requirements

18 Maximum Density (recreational vehicles): 20 vehicles/acre

19 Maximum Structure Height: 50 feet

20 Site Development

21 Required Yards

22 Front Yard – 15 feet; Side Yard – 6 feet; Rear Yard – 10 feet

1 Design Standards

2 The development shall comply with the Mixed-Use Design Standards in accordance
3 with Article VII of the Jefferson County Unified Development Order unless
4 specifically modified by this Ordinance.

5 Access

6 Access shall be provided in accordance with the Jefferson County Unified
7 Development Order, unless specifically modified by this Ordinance.

8 Parking

9 Parking and loading shall be provided per the regulation of Article XII of the
10 Jefferson County Unified Development Order, unless specifically modified by
11 this Ordinance.

12 Signs

13 Signs shall comply with Article XIII of the UDO. All regulatory signs, including
14 stop signs, speed limit, etc. shall be provided by the developer.

15 Lighting

16 Lighting that by color, placement or design resembles or conflicts with traffic
17 control signs is prohibited. No lighting shall contain flashing lights, intermittent
18 lights, animators, or mechanical movements of any kind.

19 Landscaping

20 Landscaping, buffers, and tree protection shall comply with Article XIV of the
21 Jefferson County Unified Development Order.

22 Stormwater and Erosion and Sediment Control

1 Stormwater management and Erosion and sediment control shall comply with
2 Chapter 505: Erosion and Sediment Control / Stormwater Management Design
3 Manual of the Jefferson County Code of Ordinances, unless specifically modified
4 by this Ordinance.

5 **Geotechnical**

6 A geotechnical study prepared by an Engineer licensed in the State of Missouri
7 shall be required where there is more than 5 feet of cut or 5 feet of fill or slopes
8 greater than 3:1. Where grades are proposed at slopes greater than 3:1 slope
9 stability must be addressed in the study.

10 **Departmental Comments:**

- 11 1. A Site Development Plan shall be submitted to the Jefferson County Planning
12 Division in accordance with the Unified Development Order of Jefferson County.
- 13 2. A copy of the approved Development Plan incorporating any conditions shall be
14 attached to each set of Site Development plans submitted.
- 15 3. All improvements required in the development plan and site development plan must
16 be installed or an escrow accepted by the Jefferson County, Missouri, Council for all
17 incomplete items prior to occupancy of the building.
- 18 4. The project is shown on several lots. A boundary adjustment is required to join the
19 parcel into one.
- 20 5. Floodplain:
 - 21 a) The fill which has been placed in the floodway since 2018 must be removed.

1 b) The Code Enforcement Division requires a Floodplain Development Permit for
2 any grading or improvements within a known floodplain.

3 c) Show limits of the floodway (lots and detention systems should not be within
4 floodway).

5 d) Show the limits and the elevation(s) of the 100-year floodplain.

6 e) Submit calculations for culverts and bridges within the limits of the floodplain.

7 Section 2. The zoning map of Jefferson County, Missouri shall be amended
8 by changing the area where said real estate is located on the map with the marking
9 “PR221053”.

10 Section 3. This Ordinance shall be in full force and effect immediately upon
11 passage by the Jefferson County, Missouri, Council as of the date listed below.

12 Section 4. If any part of this Ordinance is invalid for any reason, such
13 invalidity shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groeteke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS ___ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND EXACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

By _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

INTRODUCED BY: COUNCIL MEMBER(s): Perry

1 **AN ORDINANCE ORDERING AND APPROVING THE DELINQUENT TAX**
2 **TRUSTEE AS APPOINTED PURSUANT TO SECTION 140.260 RSMO (2020) TO**
3 **SELL CERTAIN PROPERTY, EXECUTE DEEDS AND DELIVER THE SAME FOR**
4 **REAL PROPERTY TO ROCKET MANAGEMENT COMPANY, LLC AS**
5 **DESCRIBED HEREIN, LOCATED IN THE CITY OF PEVELY AND COUNCIL**
6 **DISTRICT 5.**

7 **WHEREAS**, the Delinquent Tax Trustee for Jefferson County, Missouri, (“Trustee”)
8 as appointed pursuant to Section 140.260 RSMo (2020), purchased at the 3rd offering of the
9 Annual Land Sale, the following described parcels of real property, to wit:

10 **Lots 30, 31, 36, 37, 51, 52, 53, 97, 98, 104, 105, 106, 107, 108, 235, 236, 238, 241**
11 **and 242 of Twelve Oaks, formerly known as Southern Heights, a Subdivision as**
12 **shown by plat on file in the Recorder’s Office of Jefferson County, Missouri, in**
13 **Plat Book 199, Pages 15-21 and Affidavit of Correction dated on or about May**
14 **31, 2005 and recorded on or about October 4, 2005 as Document No. 050054357**
15 **of the Jefferson County land Records. All located in Pevely, Jefferson County,**
16 **Missouri.**

17 **WHEREAS**, the current Delinquent Tax Trustee for Jefferson County, Missouri, has
18 been offered the average sum of Ten Thousand Six Hundred Sixty-One dollars and Three

1 Cents (**\$10,661.03**) for the property as set forth and described herein by Rocket Management
2 Company, LLC, for a grand total of Two Hundred and One Thousand Seven Hundred and
3 Forty-Six Dollars and Thirteen Cents (**\$201,746.13**); and

4 **WHEREAS**, the Trustee has not received any significant offers on these parcels
5 since they were turned over to the Delinquent Tax Trustee since 2013 due to the amount of
6 taxes and the Neighborhood Improvement District liens (NIDS) that have been placed on the
7 property; and

8 **WHEREAS**, the sale of these properties would distribute all taxes and fees to the
9 taxing entities and would distribute One Hundred Fifty-Two Thousand Dollars
10 (**\$152,000.00**) to the City of Pevely for their Neighborhood Improvement District liens; and

11 **WHEREAS**, the Trustee has made application and requested an Ordinance of the
12 Jefferson County, Missouri, Council, authorizing the sale of the property described above as
13 set forth and contained in Exhibit “A” attached hereto and incorporated herein by reference;
14 and,

15 **WHEREAS**, pursuant to Chapter 140 RSMo (2020), and Sections 3.4.2.10 and
16 3.4.2.11 of the Home Rule Charter of Jefferson County, Missouri, the Delinquent Tax
17 Trustee with approval of the County Council may administer, compromise taxes, interest,
18 penalties and order real estate, lands, and lots so purchased by the Trustee sold and the deeds
19 thereto executed and delivered to a buyer; and,

20 **WHEREAS**, it is in the best interest of the County and the taxing entities therein to
21 dispose of the property described herein and to transfer these parcels to Rocket Management
22 Company, LLC.

1 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
2 **AS FOLLOWS:**

3 Section 1. The Jefferson County, Missouri, County Council hereby orders that:
4 **Lots 30, 31, 36, 37, 51, 52, 53, 97, 98, 104, 105, 106, 107, 108, 235, 236, 238, 241**
5 **and 242 of Twelve Oaks, formerly known as Southern Heights, a Subdivision as**
6 **shown by plat on file in the Recorder’s Office of Jefferson County, Missouri, in**
7 **Plat Book 199, Pages 15-21 and Affidavit of Correction dated on or about May**
8 **31, 2005 and recorded on or about October 4, 2005 as Document No. 050054357**
9 **of the Jefferson County land Records. All located in Pevely, Jefferson County,**
10 **Missouri.**

11 shall be sold to Rocket Management Company, LLC for the sum of Two Hundred and One
12 Thousand Seven Hundred and Forty-Six Dollars and Thirteen Cents (**\$201,746.13**) Said
13 offers are the best thus far received by the Delinquent Tax Trustee. Any additional taxes,
14 interest and penalties above this amount shall be waived and removed from the tax bills prior
15 to the lots being transferred to the Purchaser.

16 Section 2. The Jefferson County, Missouri, Council approves and hereby Orders
17 the Trustee to execute and deliver the Trustee’s Deeds for the above described real property
18 to the Purchaser.

19 Section 3. This Ordinance shall be in full force and effect from and after its date
20 of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
21 affect the remainder of this Ordinance.

THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL, VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins _____
Council Member District 2, Renee Reuter _____
Council Member District 3, Phil Hendrickson _____
Council Member District 4, Charles Groetke _____
Council Member District 5, Tracey Perry _____
Council Member District 6, Daniel Stallman _____
Council Member District 7, Victoria James _____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021.

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

BILL NO.: 21-0728

ORDINANCE NO.: 21-_____

INTRODUCED BY: COUNCIL MEMBER(s) Hendrickson

1 **AN ORDINANCE TO AUTHORIZE AN AMENDMENT OF THE 2021**
2 **BUDGET PURSUANT TO THE HOME RULE CHARTER OF JEFFERSON**
3 **COUNTY, MISSOURI AND SECTION 50.622 RSMO (2020) TO REFLECT THE**
4 **RECEIPT OF ADDITIONAL REVENUE NOT ESTIMATED OR ANTICIPATED**
5 **AND THE APPROPRIATION THEREOF TO INCREASE THE ACCOUNTS FOR**
6 **COMMISSARY PURCHASES AND E-CIG PURCHASES DUE TO THE**
7 **INCREASED JAIL POPULATION AND THE ADDITION OF FEDERAL**
8 **INMATES.**

9 **WHEREAS**, David Marshak, Sheriff, requests that funds in the amount of One
10 Hundred Seventy-Three Thousand Two Hundred Dollars, **(\$173,200.00)** be placed in the
11 Sheriff Commissary Fund, Sheriff Commissary Division, Payments (218-0388-4673) and
12 One Hundred Six Thousand Two Hundred Dollars **(\$106,200.00)** in the Sheriff
13 Commissary Fund, Sheriff Commissary Division, E-Cig Fee (218-0388-4228). These
14 funds were not included in the original submission of the 2021 Budget; and,

15 **WHEREAS**, said funds will be used to increase the accounts for Commissary
16 purchases and E-Cig purchases due to the increased jail population and the addition of
17 Federal inmates; and,

1 **WHEREAS**, Section 50.622 RSMo (2020) and the Home Rule Charter of Jefferson
2 County, Missouri, permits a budget amendment to appropriate receipt of additional funds
3 not included at the time of budget adoption; and,

4 **WHEREAS**, both the County Executive and Auditor have certified that funds are
5 available for the proposed appropriation set forth herein; and,

6 **WHEREAS**, The Department of the Sheriff has requested that the amount of One
7 Hundred Seventy-Three Thousand Two Hundred Dollars (**\$173,200.00**) be placed in the
8 Payments Account, (218-388-4673) and the amount of One Hundred Six Thousand Two
9 Hundred Dollars (**\$106,200.00**) be placed in the E-Cig Fee Account (218-388-4228), to be
10 allocated as follows: One Hundred Sixty Thousand Dollars (**\$160,000.00**) to the Sheriff
11 Commissary Fund, Sheriff Commissary Division, Supplies (218-0388-5448) and Sixty
12 Thousand Dollars (**\$60,000.00**) to the Sheriff Commissary Fund, Sheriff Commissary
13 Division, E-Cigs (218-0388-5485); and,

14 **WHEREAS**, the Jefferson County, Missouri Council approves of the budget
15 amendment and requests that funds received be appropriated as follows: One Hundred
16 Sixty Thousand Dollars (**\$160,000.00**) to the Sheriff Commissary Fund, Sheriff
17 Commissary Division, Supplies (218-0388-5448) and Sixty Thousand Dollars
18 (**\$60,000.00**) to the Sheriff Commissary Fund, Sheriff Commissary Division, E-Cigs (218-
19 0388-5485); and

20 **WHEREAS**, the Auditor of Jefferson County approves of this budget amendment;
21 and,

1 **WHEREAS**, it is the best interest of the County and the Sheriff Commissary
2 Division to approve this budget amendment and appropriate the funds accordingly to the
3 Sheriff Commissary Division.

4 **BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,**
5 **AS FOLLOWS:**

6 Section 1. The County hereby authorizes the County Executive to amend the
7 original 2021 Budget in the amount of One Hundred Seventy-Three Thousand Two
8 Hundred Dollars, **(\$173,200.00)** for the Sheriff Commissary Fund, Sheriff Commissary
9 Division, Payments (218-0388-4673) and One Hundred Six Thousand Two Hundred
10 Dollars **(\$106,200.00)** for the Sheriff Commissary Fund, Sheriff Commissary Division, E-
11 Cig Fee (218-0388-4228).; and,

12 Section 2. The County hereby revises the original 2021 Budget for certain
13 unanticipated funds received be appropriated in the amount of One Hundred Sixty
14 Thousand Dollars **(\$160,000.00)** to the Sheriff Commissary Fund, Sheriff Commissary
15 Division, Supplies (218-0388-5448) and Sixty Thousand Dollars **(\$60,000.00)** to the
16 Sheriff Commissary Fund, Sheriff Commissary Division, E-Cigs (218-0388-5485).

17 Section 3. The County Executive shall further be authorized to execute any and
18 all documents and take any and all actions necessary to carry out the intent of this
19 Ordinance.

20 Section 4. This Ordinance shall be in full force and effect from and after its
21 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
22 shall not affect the remainder of this Ordinance.

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins _____

Council Member District 2, Renee Reuter _____

Council Member District 3, Phil Hendrickson _____

Council Member District 4, Charles Groetke _____

Council Member District 5, Tracey Perry _____

Council Member District 6, Daniel Stallman _____

Council Member District 7, Victoria James _____

THIS ABOVE BILL ON THIS ____ DAY OF _____ 2021.

_____ **PASSED**

_____ **FAILED**

Phil Hendrickson, County Council Chair

Cherylynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____, 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2021.

Dennis J. Gannon, County Executive

ATTEST:

Ken Waller, County Clerk

BY: _____
Deputy Clerk

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021

BILL NO.: 21-0730

ORDINANCE NO.: 21-_____

INTRODUCED BY: COUNCIL MEMBER(s) Stallman

1 **AN ORDINANCE TO AUTHORIZE AN AMENDMENT OF THE 2021**
2 **BUDGET PURSUANT TO THE HOME RULE CHARTER OF JEFFERSON**
3 **COUNTY, MISSOURI, AND THE REVISED STATUTES OF MISSOURI TO**
4 **TRANSFER AND APPROPRIATE FOUR HUNDRED TWENTY-FOUR**
5 **THOUSAND DOLLARS (\$424,000.00) FOR THE PURCHASE OF REAL**
6 **PROPERTY AND FOUR THOUSAND DOLLARS (\$4,000.00) FOR RELATED**
7 **EXPENSES FOR THE PURCHASE OF REAL PROPERTY LOCATED IN**
8 **COUNCIL DISTRICT #6.**

9 **WHEREAS**, Chapter 50 RSMO (2020) and Section 7.2.13 of the Home Rule Charter
10 of Jefferson County; Missouri, permit budget amendments to transfer funds for appropriation
11 purposes; and,

12 **WHEREAS**, Sections 2.4.2.3 and 3.4.2.8 of the Home Rule Charter of Jefferson
13 County, Missouri, respectively provide for the appropriation of money for debts and
14 expenses of the County for any public purpose and authorization for the purchase of real
15 estate; and,

16 **WHEREAS**, Jefferson County, Missouri, is desirous of purchasing property for the
17 future expansion and development of County Government facilities; and,

18 **WHEREAS**, one of the several needs of Jefferson County, Missouri, and its
19 Government facilities is the possible need to construct a correctional facility in the future;

1 and,

2 **WHEREAS**, following a roll call vote in its Regular Session of Monday, July 12,
3 2021, the Jefferson County, Missouri, County Council adjourned its regular meeting and
4 entered into a Closed Session pursuant to Section 610.021(2) RSMo (2020) for the purposes
5 of discussing Real Estate Matters and specifically the real estate located within Jefferson
6 County as more fully set forth herein for the purchase of real property in the nature of 15
7 acres +/- for future expansion and development to be used by Jefferson County Government
8 at the Southwest Corner of Goldfinch Lane and Business 21 (Old State Highway 21) in
9 Hillsboro, Missouri, and identified as Parcel Number 12-8.0-34.0-0-000-020. That Closed
10 Session, in part for the discussion of said real estate, lasted from 7:16 p.m. until 8:35 pm.
11 The Closed Session was held in the Executive Conference Room. In a previously held
12 Closed Session the Council voted to authorize the County Executive, Director of
13 Administration and/or the County Counselor to enter into negotiations for said purchase of
14 the Real Estate. The Administration entered into said negotiations and on the night of July
15 12, 2021, the Council was presented with a bona fide offer and acceptance for said real estate
16 described herein. The Formal and Official Notice of the outcome of this Closed Session
17 will be publicly posted upon the finalization of the Contract and purchase of the real estate
18 which is the subject of this Ordinance was posted on July 14, 2021; and,

19 **WHEREAS**, after due diligence the County Executive, Director of Administration,
20 the Sheriff and the County Counselor have located and determined that the purchase of the
21 real property located at:

22 **Southwest Corner of Goldfinch Lane and Business 21**

1 **AKA (Old State Highway 21) in Hillsboro, Missouri**

2 **Parcel Number 12-8.0-34.0-0-000-020**

3 for the sum of Four Hundred Twenty-Five Thousand Dollars and No Cents (**\$425,000.00**) is
4 an appropriate and suitable amount, within market value, and part of an arm's length
5 transaction; and

6 **WHEREAS**, from this purchase amount, subtract One Thousand Dollars (**\$1,000.00**)
7 earnest money that is being allocated and appropriated contemporaneously through **Bill #21-**
8 **0722**; and

9 **WHEREAS**, monies are also required for a Phase 1 Environmental Site Assessment,
10 incidental costs, and closing costs, with the total for these estimated costs not to exceed Four
11 Thousand Dollars (**\$4,000.00**); and,

12 **WHEREAS**, that leaves Four Hundred Twenty-Four Thousand Dollars and No Cents
13 (**\$424,000.00**) for the remaining purchase price together with Four Thousand Dollars
14 (**\$4,000.00**) for costs described above, which is the subject of this Bill, as the amount
15 required to be transferred and appropriated herein for the real estate described herein; and,

16 **WHEREAS**, the Jefferson County, Missouri, Council approves of the budget
17 amendment and the request that funds be transferred and appropriated in the amount Four
18 Hundred Twenty-Four Thousand Dollars and No Cents (**\$424,000.00**) for purchase of the
19 real estate and an estimated amount not to exceed Four Thousand Dollars (**\$4,000.00**) as and
20 for a for a Phase 1 Environmental Site Assessment, incidental costs, and closing costs. The
21 total funds required not to exceed Four Hundred Twenty-Eight Thousand Dollars and No
22 Cents (**\$428,000.00**) and will be transferred and appropriated as follows:

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22

FROM:

Account String: 101-9999-1015,
General Revenue Fund – Reserve

In an Amount not to exceed

Four Hundred Twenty-Eight Thousand Dollars (**\$428,000.00**)

AND TRANSFERRED TO:

Account String: 101-0503-5605-9999-999999,

General Revenue Fund – Relative Expense - Buildings & Property

In an Amount not to exceed

Four Hundred Twenty-Eight Thousand Dollars (**\$428,000.00**)

WHEREAS, the utilization of the real estate set forth herein is for a public purpose;

and,

WHEREAS, the Auditor of Jefferson County approves of this budget amendment

and certifies that the funds exist for the transfer and appropriations therein.

BE IT ENACTED BY THE JEFFERSON COUNTY, MISSOURI, COUNCIL,

AS FOLLOWS:

Section 1. The Jefferson County, Council hereby revises the original budget for

2021 by transferring and appropriating Four Hundred Twenty-Four Thousand Dollars and

No Cents (**\$424,000.00**) for purchase of the real estate and an estimated amount not to

exceed Four Thousand Dollars (**\$4,000.00**) as and for a Phase 1 Environmental Site

Assessment, incidental costs, and closing costs, subject to any and all budgetary limitations

for a total amount not to exceed Four Hundred Twenty-Eight Thousand Dollars

1 (\$428,000.00) as follows:

2 **FROM:**

3 Account String: 101-9999-1015,

4 General Revenue Fund – Reserve

5 In an Amount not to exceed

6 Four Hundred Twenty-Eight Thousand Dollars (**\$428,000.00**)

7 **AND TRANSFERRED TO:**

8 Account String: 101-0503-5605-9999-999999,

9 General Revenue Fund – Relative Expense - Buildings & Property

10 In an Amount not to exceed

11 Four Hundred Twenty-Eight Thousand Dollars (**\$428,000.00**)

12 which shall be used for the purchase of real property, for the future expansion and

13 development of County Government facilities, located at:

14 **Southwest Corner of Goldfinch Lane and Business 21**

15 **AKA (Old State Highway 21) in Hillsboro, Missouri**

16 **Parcel Number 12-8.0-34.0-0-000-020.**

17 **Section 2.** The County Council deems the purpose and utilization of the real
18 estate described and set forth herein to be a public purpose.

19 **Section 3.** This Ordinance shall be in full force and effect from and after its date
20 of approval. If any part of this Ordinance is invalid for any reason, such invalidity shall not
21 affect the remainder of this Ordinance.

22 **Section 4.** A copy of this Ordinance and all exhibits shall be kept on file at the

1 County Clerk’s Office consistent with the rules and procedures for the maintenance and
2 retention of records as promulgated by the Secretary of State.

3

**THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE
JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:**

Council Member District 1, Brian Haskins	_____
Council Member District 2, Renee Reuter	_____
Council Member District 3, Phil Hendrickson	_____
Council Member District 4, Charles Groeteke	_____
Council Member District 5, Tracey Perry	_____
Council Member District 6, Daniel Stallman	_____
Council Member District 7, Victoria James	_____

THE ABOVE BILL ON THIS _____ DAY OF _____, 2021:

_____ **PASSED** _____ **FAILED**

Phil Hendrickson, County Council Chair

Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS _____ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS _____ DAY OF _____ 2021.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____ 2021.

Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:

Ken Waller, County Clerk

BY: _____

First Reading: 07-26-2021

Second Reading: 08-09-2021

Third Reading: 08-09-2021