



**CITY OF FLORISSANT  
CITY COUNCIL**

**WORKSHOP**

September 20, 2017



The City Council of the City of Florissant met in an open Work Session on Wednesday, September 20, 2017 at 7:00 pm. in the Council Chambers at 955 rue St. Francois, with Council President Jackie Pagano presiding. On Roll Call the following Council members were present: Caputa, Schildroth, Henke, Pagano, Schmidt, Siam, Lee, Eagan and Jones. Also present was City Clerk Karen Goodwin, Finance Director Randy McDaniel, Police Chief Tim Lowery and Public Works Director Lou Jearls.

Council President Pagano moved amend the agenda to add the court building discussion, seconded by Eagan, motion carried unanimously.

**Code Enforcement**

Councilman Jones stated that he feels the council and the staff need to get on the same page on the code enforcement issues. He feels that everyone needs to work together to get a handle on the code violation issues. Council needs to be proactive. Councilman Jones feels like the landlord program is working well and has been well accepted. He wants the council to understand what is a code violation and what is not.

Councilman Eagan asked how the work orders are divided between the inspectors and the police department. They discussed the areas that the police code enforcement handles. He asked if there is a way to get feedback on what is being reported to reduce the redundancy. Officer Stringer stated they get approximately 4000 ordinance violations a year.

Councilman Caputa stated that he would like to hear about all of the violations so they can follow up.

Councilwoman Pagano stated that they had discussed streamlining the code enforcement reporting. They discussed the ability of the different departments to access the information that the other departments are doing.

Councilman Jones stated that if the council had read only on the Public Works database a lot of this would be eliminated.

Council discussed copying the council on the emails when they are out dealing with code enforcement.

Officer Schlottach explained due process and the potential of extensions in the court system. He also explained probable cause and described situations that are not violations.

The discussion involved the information presented to the prosecutors for court. Mr. Jearls stated that the prosecutors are given a summary sheet with a chronological listing of the history of that issue.

Councilman Jones stated that we don't need to point fingers but the process needs to be fixed.

Chief Lowery mentioned the ordinance that was passed that changed the speed limits on New Halls Ferry. The City is not allowed to change speed limits without the approval of the state. They are doing a speed study now but there is no guarantee that they will agree.

Justice Center update:

Councilman Eagan stated that he agrees that putting up a sign is a good idea and it needs to be referred to as the Justice Center.

Councilwoman Pagano asked why the heating and electric go up because of the structural issues. The contractor stated that the units have been ordered and stored offsite in a secure place until it is needed. Some electric has been installed and will need to be uninstalled as well as some temporary electric.

Councilwoman Pagano stated that she reviewed the minutes of work sessions regarding this building and was concerned about being told that the building is not structurally sound after being told multiple times the building is sound. Mr. Lum stated that he questioned the accuracy of the minutes and does not remember making those statements.

Mr. Lum stated that they have never seen a building that looked sound like this one where the more you demolish there is another bad situation. He described some of the issues found with the building.

Discussion was had regarding the history and the condition of the building. Phil Lum stated that the construction manager recommended a roof study.

Councilman Jones and Henke stated that the property condition is water under the bridge and we need to move on. Councilwoman Pagano stated that she does not want the price of this project to keep going up.

Council discussed any potential additions to the cost of construction. Councilman Schildroth asked if the contractors were comfortable about this being the rest of the cost. The contractor answered no, there are going to be more surprises. They said that they were on schedule before this roof issue. He said they need to reorganize the subcontractors. He said the structural work will push the roof to December. They are looking at a June or July of 2018 completion date.

Councilman Lee asked about the items that are not included in the bid. He asked them to look into areas like the landscaping and furnishings that are not needed. Councilman Parson agreed with Councilman Lee that they need to find ways to save money.

Mr. Walter stated that there is no way that these issues would have been found with any other type of inspection.

Lou Jearls stated that this is a large change order and would like the approval of the council to proceed. They are asking for an additional 3 months to finish the project.

Councilman Eagan moved to approve the change order to continue construction, seconded by Henke, on roll call the motion carried unanimously.

Golf Carts:

Councilman Eagan recommended passing an ordinance to allow golf carts on the streets. Chief Lowery agreed as long as they address the safety issues.

Councilman Eagan presented a sample ordinance from Shrewsbury. He is open to amendments. Councilwoman Pagano asked if this would be hard to enforce.

Councilman Parson asked if there is a permit process. Councilman Eagan stated that they have to be licensed and it has to have lights.

Proposition P

Councilman Lee stated that all of the sales taxes are tracked on the expense reports. He would like to see an accounting of the funds in separate line items.

They would like to talk about this issue at the executive session on September 25<sup>th</sup>.

Drones:

Councilman Henke asked the Chief if there has been a problem with drones and he answered no.

Councilman Lee stated that he has had a couple of issues with drones. Under section 295.095. The only place designated by the director is Dunegant Park. A sample ordinance from Wildwood was presented that covers things about safety. Councilman Lee would like to propose that ordinance from Wildwood.

Todd Schmidt got a copy of the ordinance from St. Charles City. One of the stipulations is flying within 5 miles of the airport. He also stated that all of the parks in the city are within 5 miles of the airport.

Councilman Eagan is concerned with flying drones near residences. (Within 100 yards of a house).

The Council questioned whether or not the FAA regulation was a law and asked for more research.

Koch Park Aquatic Center:

The new Sub Committee to discuss pools is Tim Jones, Joe Eagan and Jeff Caputa.

Todd Schmidt stated that Koch pool is not included in 2018 budget. There are some funds to hire a consultant to determine what is salvageable with the buildings and equipment.

Councilman Lee asked what the life expectancy was of the pools. Mr. Schmidt stated 15-20 years. Mr. Schmidt stated that plans for the replacement are based on funding. Councilman Lee encouraged Mr. Schmidt to begin to work on a plan that the Council could review and plan for in the future.

Councilman Jones asked about getting money out of the current equipment. Mr. Schmidt stated that they would most likely get some money out of them. Councilman Jones asked about grants. Mr. Schmidt stated that we qualify for \$525,000 of grant funds annually but two years have been applied for to build the inclusive playground.

Discussion included ideas for replacement Koch aquatic center in phases.

Cheryl Thompson suggested the council look at Webster pool, they installed in phases as well.

There being no further business to discuss, Councilman Eagan moved to adjourn meeting, seconded by Caputa. Meeting adjourned at 9:09 pm.

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Karen Goodwin  
City Clerk