

**CITY OF BOONVILLE
COUNCIL MEETING
AGENDA**

June 17, 2019

7:00 p.m.

**City Council Chambers
525 E. Spring Street
Boonville, Missouri**

I. Call to Order – Pledge and Prayer (Michael Stock)

II. Roll Call

III. Hearing of Citizens' Comments

IV. Approval of the Minutes of the June 3, 2019 Council Meeting

V. Consent Items

- a. None.

VI. Presentation of Accounts and Claims

VII. Unfinished Business

- A) Second Reading of Bill No. 2019-020 Establishing Disclosure of Potential Conflicts of Interest

VIII. New Business

- A) First Reading of Bill No. 2019-021 Approving Local Agency Funding Contracts
- B) First Reading of Bill No. 2019-022 Approving Final Plat of Minor Subdivision for Cooper County Medical Park
- C) First Reading of Bill No. 2019-023 Approving Final Site Plan for Central Missouri Community Action
- D) First Reading of Bill No. 2019-024 Approving Final Site Plan for Alliant Bank
- E) First Reading of Bill No. 2019-025 Amending the Budget for Fiscal Year 2019-20 (Amendment No. 2)
- F) Discussion of Missouri Soccer Park Agreements

IX. Reports of Standing Committees

- A) Planning and Zoning Commission – June 11, 2019 (Whitney Venable)
- B) Cemetery Board – May 23, 2019 (Henry Hurt)
- C) Board of Public Works – May 30, 2019 (Susan Meadows)
- D) Police Board – June 10, 2019 (Henry Hurt)
- E) Historic Preservation Advisory Commission – June 10, 2019 (Susan Meadows)

X. Reports of City Officials

City Administrator

Mayor

- Committee Appointments

City Clerk

XI. Miscellaneous

XII. Closed Session RSMO 610.021

- (3) Personnel

XII. Adjourn

NOTICE: The City of Boonville will comply with the Americans with Disabilities Act (ADA). Individuals who require an accommodation due to disability to attend this meeting should contact our office at 660-882-2332 or Relay Missouri, 1-800-735-2966 TTY at least 48 hours in advance.

DRAFT COPY PENDING CITY COUNCIL REVIEW AND APPROVAL

City of Boonville
City Council Meeting Minutes
June 3, 2019

7:00 p.m. – Public Hearing

Public Hearing on Proposed Amendment to the City's Zoning Ordinance, which Include Permitted Uses Allowed in the C-1 (Local Commercial) and C-2 (Central Commercial) Zoning Districts.

Mayor Beach opened the Public Hearing at 7:00 p.m. on the proposed amendment to the City's Zoning Ordinance, which include permitted uses allowed in the C-1 (Local Commercial) and C-2 (Central Commercial) Zoning Districts.

Mayor Beach invited any public comments on this issue. There were no public comments. With no public comments being offered, Mayor Beach closed the Public Hearing at 7:00 p.m.

The Boonville City Council met in Regular Session on June 3, 2019 at 7:00 p.m. in the Council Chambers located at 525 East Spring Street, Boonville Missouri. The following officers were present: Ned Beach, Mayor; and Teresa Studley, City Clerk. Irl Tessendorf, City Administrator; and Doug Abele, Interim City Counselor, were absent.

NOTICE POSTED: Thursday, May 30, 2019 at 2:25 p.m.

CALL TO ORDER – PLEDGE AND PRAYER

The meeting was called to order and Mayor Ned Beach led the prayer after the pledge of allegiance.

ROLL CALL

The following Council Representatives were present: Michael Stock, Steve Young, Susan Meadows, Brent Bozarth, Henry Hurt, Morris Carter, and Whitney Venable. Council Representative Vanessa Dorman was absent.

HEARING OF CITIZENS' COMMENTS

Joe Novy, Ward 3, expressed his concern regarding the bill amending the residency requirement for City Administrator. Mr. Novy expressed his disagreement with Mayor Beach regarding the reasons for changing the residency requirements for the City Administrator. Mr. Novy stated that you can find jobs on the internet for Code Enforcement or Building Inspector, and City Manager jobs for all 50 states. Mr. Novy stated that in the town that he had previously lived, the new town manager rented a house before he purchased one just to make sure that he was going to stay in his new position. Mr. Novy stated that it is not uncommon to go outside of

the state to find a qualified employee, however, they will move here because that is a part of the job. Mr. Novy stated to the Council that not only do they have to live in Cooper County and the City of Boonville, but they are required to live in their ward that they represent. Mr. Novy inquired if the Council would truly consider someone living outside the City of Boonville to decide what will happen in the City. Mr. Novy feels that it would be a poor decision and it also makes no sense. Mr. Novy urged the Council to vote no on the bill.

APPROVAL OF THE MINUTES OF THE MAY 20, 2019 COUNCIL MEETING

The minutes were approved as presented.

CONSENT ITEMS

The following Consent Items were presented for approval:

- a. Consider Change Order No. 5 from Lehman Construction LLC in the amount of ~~<\$0.00>~~ for Wastewater Treatment Facility Improvements Flow Equalization
- b. Consider Pay Request No. 10 from Lehman Construction, LLC in the amount of \$116,884.01 for Wastewater Treatment Facility Improvements Flow Equalization

Mr. Carter moved, and Ms. Meadows seconded the motion to approve the Consent Items. Ayes: Stock, Young, Meadows, Bozarth, Hurt, Carter, and Venable. Total (7). Opposed: None. Total (0). Absent: Dorman. Total (1). Motion Carried.

PRESENTATION OF ACCOUNTS AND CLAIMS

Ms. Studley read the ordinance appropriating money, in its entirety, and a second time by title only, since a copy of the ordinance had been made available prior to the meeting. Mr. Carter moved, and Mr. Venable seconded the motion for approval. Roll call was taken. Ayes: Stock, Young, Meadows, Bozarth, Hurt, Carter, and Venable. Total (7). Opposed: None. Total (0). Absent: Dorman. Total (1). Motion Carried.

UNFINISHED BUSINESS

THIRD READING OF BILL NO. 2019-016 AMENDING THE RESIDENCY REQUIREMENTS FOR CITY ADMINISTRATOR

Ms. Studley read, by title only, a copy of the bill. The bill died due to a lack of a motion.

SECOND READING OF BILL NO. 2019-017 AMENDING C-1 AND C-2 DISTRICTS

Ms. Studley read, by title only, a copy of the bill. Mr. Carter moved, and Mr. Venable seconded the motion to approve the bill amending the C-1 and C-2 Districts. With no questions, roll call was taken. Ayes: Stock, Young, Meadows, Bozarth, Hurt, Carter, and Venable. Total (7). Opposed: None. Total (0). Absent: Dorman. Total (1). Motion Carried.

NEW BUSINESS

FIRST READING OF BILL NO. 2019-020 ESTABLISHING DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST

Ms. Studley read, by title only, a copy of the bill.

REPORTS OF STANDING COMMITTEES

STREET, ALLEY, AND SANITATION BOARD – MAY 29, 2019

Mr. Stock reported that the meeting was cancelled.

TOURISM COMMISSION – MAY 21, 2019

Mr. Carter reported that the meeting was cancelled.

REPORTS OF CITY OFFICIALS

CITY ADMINISTRATOR

Mr. Tessendorf was absent.

MAYOR

Mayor Beach directed the Council to the vacant committee positions and committee appointment that was included in the council packet. Mayor Beach advised that he has appointments for the Fire Board and the Police Board that need approved. Mr. Carter moved, and Mr. Bozarth seconded the motion to accept the Mayor's committee appointments. With no further discussion, roll call was taken. Ayes: Stock, Young, Meadows, Bozarth, Hurt, Carter, and Venable. Total (7). Opposed: None. Total (0). Absent: Dorman. Total (1). Motion Carried.

CITY CLERK

No report was offered.

MISCELLANEOUS

Mr. M.L. Cauthon, Director of Public Works updated the Council on the closing of the Boonslick Bridge due to the 2019 Flood. Mr. Cauthon gave the Council the press release from MoDOT regarding the closing of the Boonslick Bridge (See **Attachment A** herein incorporated and attached to these minutes). At the bottom of the press release, the website for MoDOT's Traveler Information is included, along with websites regarding flood information. Mr. Cauthon emphasized how important it is for one to use and to check the websites before heading out for travel. Mr. Cauthon stated that MoDOT has kept him and the police department informed

regarding closures, etc. Mr. Cauthon stated that the City of Boonville has two streets closed: Tenth Street and Rural Street. Lookout Point is also closed to do traffic congestion caused by sightseers. Mr. Cauthon emphasized that people should in fact, “Turn Around, Don’t Drown”.

ADJOURN

With no further discussion, Mr. Young moved, and Mr. Stock seconded the motion to adjourn at 7:16 p.m. and the voice vote was unanimous.

Respectfully Submitted,

Teresa Studley, City Clerk

Approved:

Ned Beach, Mayor

ORDINANCE APPROPRIATING MONEY

Be it Ordained by the Council of the City of Boonville, as follows:

Section 1: For the purpose of paying salaries and various accounts against the City of Boonville, which have been allowed by the Council, at the regular meeting thereof on June 17, 2019 the sum of **\$841,849.01**

General Fund	\$226,539.38
Sanitation	\$2,709.01
CIP Tax	\$62,276.29
Water Works	\$33,299.33
Capital Projects	\$358,348.51
Waste Water	\$63,767.76
Tourism	\$6,517.03
Gaming	\$71,598.50
Parks/Water	\$16,793.20

Section 2: The Accountant is hereby authorized and instructed to draw checks on the respective City bank accounts, in favor of the persons whose salaries and accounts have been allowed as above, amounting to **\$841,849.01** being the total amount of money above appropriated.

Section 3: This ordinance shall take effect and be in force from and after its passage. First reading on June 17, 2019 read for the second time this 17th of June, 2019 since a copy was made available prior to the meeting.

Approved June 17, 2019 _____
Mayor

Endorsed June 17, 2019: I hereby certify that a sufficient sum of money stands to the credit of the City, unappropriated, in the various funds to meet the requirements of this ordinance.

Accountant

AN ORDINANCE OF THE CITY OF BOONVILLE, MISSOURI, APPROVING LOCAL AGENCY FUNDING CONTRACTS FOR SERVICES; PROVIDING AN EFFECTIVE DATE THEREFORE AND REPEALING ALL ORDINANCES IN CONFLICT WITH THIS ORDINANCE

WHEREAS, the City of Boonville recognizes the valuable contribution made to the City by local agencies which provide services and programs to the citizens of Boonville; and

WHEREAS, the City of Boonville wishes to allocate a portion of its resources for these purposes; and

WHEREAS, the City of Boonville recommends funding of certain projects through a detailed application and approval process with recommendation from the Local Agency Funding Committee.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOONVILLE, MISSOURI, AS FOLLOWS:

SECTION 1: The City of Boonville agrees to allocate funds as approved in the following manner:

American Legion Auxiliary.....	\$ 500.00
American Legion Post #52.....	\$ 250.00
Bethel Purim Ministries (WINGS)	\$ 750.00
Bethel Purim Ministries (As River Flows)	\$ 500.00
Boonville High School Post Prom Committee	\$1,000.00
Boonslick Area Chamber of Commerce (Independence Day Fireworks).....	\$3,100.00
Boonslick Senior Center.....	\$7,500.00
Boonslick Shrine Club.....	\$1,000.00
Central Missouri Food Bank - Buddy Packs.....	\$8,600.00
Friends of Historic Boonville (Lively)	\$ 750.00
Friends of Historic Boonville (Summer Internship Program).....	\$1,050.00
Friends of Historic Boonville (Missouri River Festival of the Arts).....	\$2,500.00
Friends of Historic Boonville (Big Muddy Folk Festival)	\$2,500.00
Harvest House.....	\$12,000.00
Kiwanis Club of Boonville, MO Inc.....	\$6,000.00
Neighbors Helping Neighbors.....	\$8,000.00
OATS, Inc.....	\$6,000.00
Riley Equine Center (Connections)	\$1,000.00
Riley Equine Center (Freedom Riders).....	\$1,000.00
Unlimited Opportunities.....	\$5,000.00
Total	\$69,000.00

SECTION 2: The organizations listed above agree to complete the activities as stated in the Contracts for Services and the itemized listing of proposed activities, both attached hereto and made a part hereof as **Exhibits A** and **B** and the City Administrator and the City Clerk are hereby authorized and directed to execute and attest said contracts on behalf of the city.

SECTION 3: The City Council believes that the activities to be provided under the terms and conditions of this ordinance help advance social and community development within the community.

SECTION 4: This ordinance shall take effect and be in full force from and after its passage and approval.

SECTION 5: All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.

FIRST READING: June 17, 2019

READ FOR THE SECOND TIME AND PASSED ON THIS 1ST DAY OF JULY 2019, AFTER A COPY OF THIS ORDINANCE AND REFERENCED LOCAL AGENCY CONTRACTS FOR SERVICES HAVE BEEN MADE AVAILABLE FOR PUBLIC INSPECTION PRIOR TO ITS FIRST READING.

President of the Council

APPROVED THIS 1ST DAY OF JULY 2019

Ned Beach, Mayor

ATTEST:

Teresa Studley, City Clerk

CITY OF BOONVILLE, MISSOURI
LOCAL AGENCY CONTRACT FOR SERVICES

This contract is made this _____ day of _____ 2019, by and between the City of Boonville, Missouri, hereinafter referred to as the City, and Organization Name, a not-for-profit organization, hereinafter referred to as the AGENCY.

WITNESSETH:

1. Services to be Provided

The AGENCY agrees to provide the services and programs to the citizens of Boonville, Missouri as are so stated in its 2019-2020 application for Local Agency Funding. All services and programs are to be completed by February 18, 2020 unless other arrangements are agreed to with the City Administrator.

2. Consideration

The total payment for the services performed under this contract shall be \$000 and shall be paid by the CITY to the AGENCY when presented with original receipts for reimbursement, unless the circumstances of the organization will not allow receipts to be produced and other arrangements have been made. Such payment is subject to Boonville City Council approval.

3. Evaluation

The AGENCY shall complete a **Project Assessment Form**, a blank copy of which shall be supplied by the City of Boonville, upon completion of their program or no later than February 18, 2020.

4. Independent Contractor

It is understood that this agreement shall not be construed as an employment agreement and that the AGENCY shall be an independent contractor as to the provision of services.

5. Public Purpose

The undersigned believes that the services and programs to be performed under this contract provide relief and care for the indigent or helps promote commercial and industrial development in the City of Boonville with a clear secular legislative purpose and a primary effect other than the advancement of religion.

6. Binding Upon Successors

This Contract shall be binding upon the undersigned, their heirs, successors, and personal representatives, and forever.

IN WITNESS WHEREOF, We, the Parties have executed this instrument in Duplicate Originals on the day and year first above written.

AGENCY

CITY

Organization Name

City of Boonville, Missouri

BY: _____
(SIGNATURE)

BY: _____
(SIGNATURE)

ANY FUNDS UNCLAIMED AS OF FEBRUARY 18, 2020 WILL BE FORFEITED
UNLESS PRIOR APPROVAL IS RECEIVED

2019-2020
Local Agency Funding Application
Proposed Activities

<u>AGENCY</u>	<u>REQUESTED</u>	<u>AWARDED</u>
<u>American Legion Auxiliary</u> Girl's State, Nursing Scholarships, Honor Flight Support,	\$500	\$500
<u>American Legion Post #52</u> Boy's State	\$250	\$250
<u>Bethel Purim Ministries (WINGS)</u> Providing safe haven for abuse victims	\$1,000	\$750
<u>Bethel Purim Ministries (As River Flows)</u> Food Program/voucher system for Seniors	\$600	\$500
<u>BHS Post Prom Committee</u> Inflatables, other games and activities, and large and small prizes	\$1000	\$1,000
<u>Boonslick Area Chamber of Commerce</u> Boonslick Business Expo	\$3,500	\$0
<u>Boonslick Area Chamber of Commerce</u> Independence Day Fireworks	\$3,000	\$3,100
<u>Boonslick Senior Center</u> Food and supplies needed for serving homebound and congregate meals	\$12,000	\$7,500
<u>Boonslick Shrine Club</u> Food, drink, and Paper Products for Shriner dinner after parade.	\$1,000	\$1,000
<u>Central Missouri Food Bank (Buddy Packs)</u> Purchase basic food items exclusive to the Buddy Pack program	\$10,000	\$8,600
<u>Friends of Historic Boonville (Lively)</u> Pay for performances/artists and copies of study guides for classrooms	\$750	\$750
<u>Friends of Historic Boonville (Internship)</u> Pay for salary and payroll taxes for Summer Intern/Docent Program	\$1,050	\$1,050
<u>Friends of Historic Bnvl (Festival of Arts)</u> Pay for programming fees for performing artists	\$3,000	\$2,500
<u>Friends of Historic Bnvl (Big Muddy)</u> Pay for programming fees for performing artists	\$3,000	\$2,500

<u>Harvest House</u>	\$26,994	\$12,000
Food and supplies		
<u>Kiwanis Club of Boonville, MO Inc</u>	\$10,000	\$6,000
School supplies and any other miscellaneous supplies needed for School Supply Drive		
<u>Neighbors Helping Neighbors</u>	\$9,500	\$8,000
Milk Vouchers, egg project, and other supplemental canned food items		
<u>OATS, Inc.</u>	\$6,000	\$6,000
Local Agency Funding purchases operating hours		
<u>Riley Equine Center (Connections)</u>	\$2,500	\$1,000
Scholarships for Boonville Residents for group therapy program		
<u>Riley Equine Center (Freedom Riders)</u>	\$3,500	\$1,000
Scholarships for Boonville Residents for therapeutic riding		
<u>Unlimited Opportunities</u>	\$10,000	\$5,000
Therapy provision hours for children		

AN ORDINANCE OF THE CITY OF BOONVILLE, MISSOURI APPROVING THE FINAL PLAT OF THE MINOR SUBDIVISION OF PROPERTY IN THE CITY OF BOONVILLE CURRENTLY KNOWN AND NUMBERED AS TRACT 1, COOPER COUNTY MEDICAL PARK, PLAT 1

WHEREAS, The Cooper County Commission has made application to subdivide the above-referenced parcel in the City of Boonville into two (2) separate parcels; and

WHEREAS, the current base zoning of the subject 11.2 acre lot is C-1, and the Building Inspector has determined that the proposed subdivision of the parcel qualifies as a minor subdivision, subject to the procedures in Section 2 of Appendix A – Subdivisions; and

WHEREAS, after review, the Planning and Zoning Commission voted on June 11, 2019 to approve the final plat, attached hereto and marked as **Exhibit A**. Said final plat is incorporated herein as if set forth fully in this ordinance; and

WHEREAS, the City Council is required to approve this final plat before it may be recorded, in accordance with Section 89.400.1, RSMo.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOONVILLE, MISSOURI AS FOLLOWS:

SECTION 1: That the final plat at **Exhibit A**, subdividing Tract 1, Cooper County Medical Park, Plat 1 in the City of Boonville, be and is hereby approved.

SECTION 2: This ordinance shall take effect and be in full force from passage of this ordinance.

READ FOR THE FIRST TIME THE 17th DAY OF JUNE, 2019 AND PASSED THIS 1st DAY OF JULY, 2019, AFTER A COPY OF THIS ORDINANCE AND REFERENCED FINAL PLAT HAS BEEN MADE AVAILABLE FOR PUBLIC INSPECTION PRIOR TO ITS PASSAGE.

PRESIDENT OF THE COUNCIL

APPROVED THIS 1st DAY OF JULY, 2019

NED BEACH, MAYOR

ATTEST:

TERESA STUDLEY, CITY CLERK

PROPERTY DESCRIPTION

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 11, AND THE NORTHWEST QUARTER OF SECTION 12, ALL IN TOWNSHIP 48 NORTH, RANGE 17 WEST, COOPER COUNTY, MISSOURI, SAID PARCEL BEING PREVIOUSLY DESCRIBED IN WARRANTY DEED RECORDED IN BOOK 138 AT PAGE 394 AND FURTHER SHOWN AS ALL OF TRACT 1 OF THE TRACT SPLIT SURVEY RECORDED AS DOCUMENT NO. 2018-1319, ALL OF THE COOPER COUNTY RECORDS, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT 1, SAID POINT BEING N01°07'53"E A DISTANCE OF 905.00 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 11 AS REFERENCED BY CORNER DOCUMENT # 600-25495; THENCE LEAVING SAID SECTION LINE AND FOLLOWING THE LINES OF SAID TRACT 1 FOR THE REMAINING CALLS: N88°52'07"W A DISTANCE OF 879.92 FEET TO THE EASTERLY RIGHT-OF-WAY OF STATE ROUTE B; THENCE ALONG SAID RIGHT-OF-WAY, N02°57'47"E A DISTANCE OF 346.46 FEET; THENCE N02°55'17"E A DISTANCE OF 132.77 FEET; THENCE N33°22'34"E A DISTANCE OF 469.41 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF RANKIN MILL ROAD, THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY, S44°14'49"E A DISTANCE OF 15.00 FEET; THENCE S59°33'05"E A DISTANCE OF 56.95 FEET; THENCE LEAVING SAID RIGHT-OF-WAY, S32°48'56"W A DISTANCE OF 232.77 FEET; THENCE S63°53'32"E A DISTANCE OF 196.92 FEET; THENCE S32°48'56"W A DISTANCE OF 83.88 FEET; THENCE S63°37'36"E A DISTANCE OF 331.85 FEET; THENCE N32°48'56"E A DISTANCE OF 250.00 FEET TO A POINT ON SAID SOUTH RIGHT-OF-WAY LINE OF RANKIN MILL ROAD, THENCE S54°58'02"E A DISTANCE OF 354.12 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY, S78°49'48"W A DISTANCE OF 267.58 FEET TO A FOUND IRON PIPE ON THE SECTION LINE; THENCE ALONG SAID SECTION LINE, S01°07'53"W A DISTANCE OF 292.59 FEET TO THE POINT OF BEGINNING, SAID TRACT OF LAND CONTAINING 11.20 ACRES AND SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

LOT 1A

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 11, TOWNSHIP 48 NORTH, RANGE 17 WEST, COOPER COUNTY, MISSOURI, SAID PARCEL BEING PREVIOUSLY DESCRIBED IN WARRANTY DEED RECORDED IN BOOK 138 AT PAGE 394 AND FURTHER BEING PART OF TRACT 1 OF THE TRACT SPLIT SURVEY RECORDED AS DOCUMENT NO. 2018-1319, ALL OF THE COOPER COUNTY RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT 1, SAID POINT BEING N01°07'53"E A DISTANCE OF 905.00 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 11 AS REFERENCED BY CORNER DOCUMENT # 600-25495; THENCE LEAVING SAID SECTION LINE AND FOLLOWING THE SOUTH LINE OF SAID TRACT 1, N88°52'07"W A DISTANCE OF 165.96 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG THE LINES OF SAID TRACT 1 FOR THE FOLLOWING TEN (10) CALLS: N88°52'07"W A DISTANCE OF 713.96 FEET TO THE EASTERLY RIGHT-OF-WAY OF STATE ROUTE B; THENCE ALONG SAID RIGHT-OF-WAY, N02°57'47"E A DISTANCE OF 346.46 FEET; THENCE N02°55'17"E A DISTANCE OF 132.77 FEET; THENCE LEAVING SAID RIGHT-OF-WAY, S88°52'07"E A DISTANCE OF 75.61 FEET; THENCE N33°22'34"E A DISTANCE OF 469.41 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF RANKIN MILL ROAD, THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY, S44°14'49"E A DISTANCE OF 15.00 FEET; THENCE S59°33'05"E A DISTANCE OF 56.95 FEET; THENCE LEAVING SAID RIGHT-OF-WAY, S32°48'56"W A DISTANCE OF 232.77 FEET; THENCE S63°53'32"E A DISTANCE OF 196.92 FEET; THENCE S32°48'56"W A DISTANCE OF 83.88 FEET; THENCE S63°37'36"E A DISTANCE OF 331.85 FEET; THENCE S01°07'53"W A DISTANCE OF 343.46 FEET TO THE POINT OF BEGINNING, SAID TRACT OF LAND CONTAINING 8.70 ACRES.

LOT 1B

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 11, AND THE NORTHWEST QUARTER OF SECTION 12, ALL IN TOWNSHIP 48 NORTH, RANGE 17 WEST, COOPER COUNTY, MISSOURI, SAID PARCEL BEING PREVIOUSLY DESCRIBED IN WARRANTY DEED RECORDED IN BOOK 138 AT PAGE 394 AND FURTHER BEING PART OF TRACT 1 OF THE TRACT SPLIT SURVEY RECORDED AS DOCUMENT NO. 2018-1319, ALL OF THE COOPER COUNTY RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT 1, SAID POINT BEING N01°07'53"E A DISTANCE OF 905.00 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 11 AS REFERENCED BY CORNER DOCUMENT # 600-25495; THENCE LEAVING SAID SECTION LINE AND FOLLOWING THE SOUTH LINE OF SAID TRACT 1, N88°52'07"W A DISTANCE OF 165.96 FEET; THENCE LEAVING SAID SOUTH LINE, N01°07'53"E A DISTANCE OF 343.46 FEET TO A POINT ON THE NORTH LINE OF SAID TRACT 1, THENCE FOLLOWING THE LINES OF SAID TRACT 1, N32°48'56"E A DISTANCE OF 250.00 FEET TO A POINT ON SAID SOUTH RIGHT-OF-WAY LINE OF RANKIN MILL ROAD, THENCE S54°58'02"E A DISTANCE OF 354.12 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY, S78°49'48"W A DISTANCE OF 267.58 FEET TO A FOUND IRON PIPE ON THE SECTION LINE; THENCE ALONG SAID SECTION LINE, S01°07'53"W A DISTANCE OF 292.59 FEET TO THE POINT OF BEGINNING, SAID TRACT OF LAND CONTAINING 2.50 ACRES.

CERTIFICATE OF APPROVAL - PLANNING AND ZONING COMMISSION

APPROVED ON THIS _____ DAY OF _____, 2019, BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF BOONVILLE, MISSOURI:

CHAIRMAN

CERTIFICATE OF APPROVAL - BOONVILLE CITY COUNCIL

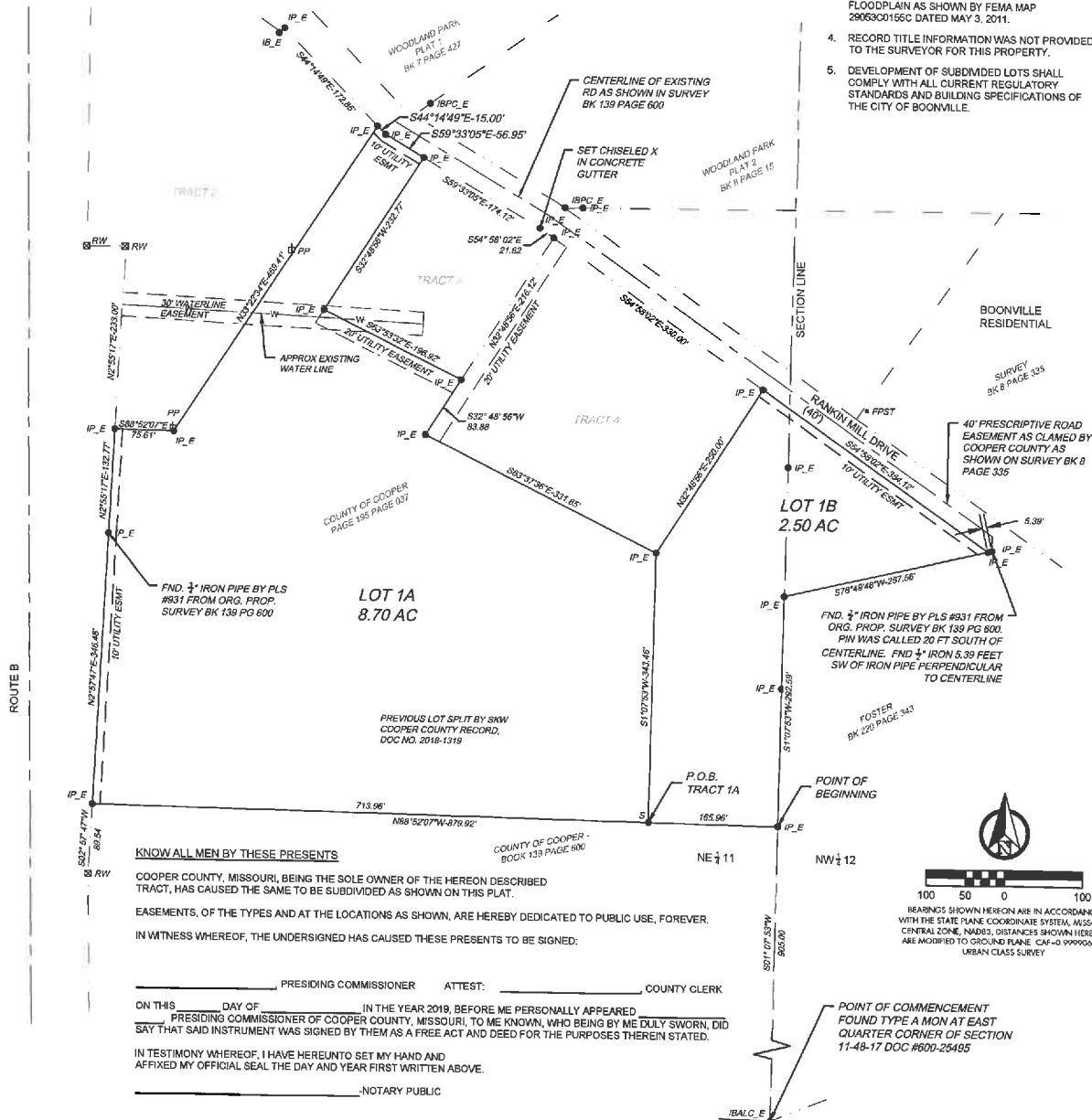
I, _____, CITY CLERK OF THE CITY OF BOONVILLE, COOPER COUNTY, MISSOURI, DO HEREBY CERTIFY THAT THE PLAT OF COOPER COUNTY MEDICAL PARK, PLAT 1 WAS PRESENTED TO, ACCEPTED AND APPROVED BY THE CITY COUNCIL OF BOONVILLE, MISSOURI, AND APPROVED BY ORDINANCE _____ ON THE _____ DAY OF _____, 2019.

CITY CLERK

MINOR PLAT

COOPER COUNTY MEDICAL PARK, PLAT 1

NE 1/4 SEC 11-T48N-R17W & NW 1/4 SEC 12-T48N-R17W
CITY OF BOONVILLE, COOPER COUNTY, MISSOURI



SURVEY NOTES

- UTILITIES SHOWN HEREON ARE FROM ABOVE GROUND VISUAL INDICATIONS AND MARKINGS PROVIDED BY OTHERS FROM A PRIOR SURVEY OF THE AREA.
- THIS SURVEY COMPLIES WITH THE MEASUREMENT STANDARDS OF THE STATE OF MISSOURI 2 CSR 90-60.040 RULES.
- THIS TRACT IS NOT LOCATED WITHIN A FLOODPLAIN AS SHOWN BY FEMA MAP 2806300156C DATED MAY 3, 2011.
- RECORD TITLE INFORMATION WAS NOT PROVIDED TO THE SURVEYOR FOR THIS PROPERTY.
- DEVELOPMENT OF SUBDIVIDED LOTS SHALL COMPLY WITH ALL CURRENT REGULATORY STANDARDS AND BUILDING SPECIFICATIONS OF THE CITY OF BOONVILLE.



making lives better.

1901 PENNSYLVANIA AVE.
COLUMBIA, MO 65202
(573) 814-1568

CERTIFICATE OF AUTHORITY
No. LS2012009395

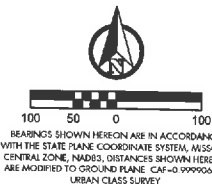
SURVEY PREPARED FOR:
COOPER CO. COMMISSION
BOONVILLE, MISSOURI

McCLURE PROJECT No.
180065-010

THIS DOCUMENT HAS BEEN
ELECTRONICALLY
SIGNED, SEALED AND DATED.

CHRISTOPHER M. SANDER
MO LS 2003013178
May 9, 2019
I HEREBY CERTIFY THAT I COMPLETED A SURVEY FOR THE DESCRIBED PROPERTY IN ACCORDANCE WITH CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

STATE OF MISSOURI
COUNTY OF BOONE
SUBSCRIBED AND AFFIRMED BEFORE ME THIS _____ DAY OF _____, 2019.
TIMOTHY J. DEVANEY, NOTARY PUBLIC
MY COMMISSION EXPIRES: JULY 18, 2021.



POINT OF COMMENCEMENT
FOUND TYPE A MON AT EAST
QUARTER CORNER OF SECTION
11-48-17 DOC #600-25495

KNOW ALL MEN BY THESE PRESENTS

COOPER COUNTY, MISSOURI, BEING THE SOLE OWNER OF THE HEREON DESCRIBED TRACT, HAS CAUSED THE SAME TO BE SUBDIVIDED AS SHOWN ON THIS PLAT.

EASEMENTS, OF THE TYPES AND AT THE LOCATIONS AS SHOWN, ARE HEREBY DEDICATED TO PUBLIC USE, FOREVER.

IN WITNESS WHEREOF, THE UNDERSIGNED HAS CAUSED THESE PRESENTS TO BE SIGNED:

_____, PRESIDING COMMISSIONER ATTEST: _____, COUNTY CLERK

ON THIS _____ DAY OF _____, IN THE YEAR 2019, BEFORE ME PERSONALLY APPEARED _____, PRESIDING COMMISSIONER OF COOPER COUNTY, MISSOURI, TO ME KNOWN, WHO BEING BY ME DULY SWORN, DID SAY THAT SAID INSTRUMENT WAS SIGNED BY THEM AS A FREE ACT AND DEED FOR THE PURPOSES THEREIN STATED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST WRITTEN ABOVE.

_____, NOTARY PUBLIC

AN ORDINANCE OF THE CITY OF BOONVILLE, MISSOURI APPROVING THE FINAL SITE PLAN FOR THE CENTRAL MISSOURI COMMUNITY ACTION (CMCA) OFFICE BUILDING ADDITION AT 385 WEST ASHLEY ROAD

WHEREAS, CMCA through its professional builder has made application for the approval of its plans to build a new office building on their property at 385 West Ashley Road; and

WHEREAS, City staff, including the City Engineer, Building Inspector, Public Works Director and Assistant to the City Administrator met and communicated with project planners to work out the details of construction and site planning and to ensure that the plans are in compliance with the City's zoning ordinances and planning standards; and

WHEREAS, Final plans were presented to the Planning and Zoning Commission, which voted on June 11, 2019 to approve the final site plans. The plans include **Exhibit A**, architectural and design plans, which are attached hereto. The commission has recommended their approval by the Council. Said site plans are incorporated herein as if set forth fully in this ordinance; and

WHEREAS, the City Council has evaluated the site plans for compatibility with the use of abutting sites, the safety and convenience of vehicle and pedestrian traffic and in view of the potential economic benefit to the City of Boonville and finds them to be appropriate and beneficial to further economic development of the City.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOONVILLE, MISSOURI AS FOLLOWS:

SECTION 1: That the final site plans for the construction of an office building at CMCA's property located at 385 West Ashley Road in the City of Boonville should be and are hereby approved.

SECTION 2: This ordinance shall take effect and be in full force from passage of this ordinance, and the approval granted herein shall be valid for a period not to exceed 12 months thereafter.

READ FOR THE FIRST TIME: 17TH DAY OF JUNE, 2019

READ FOR THE SECOND TIME AND PASSED THIS 1ST DAY OF JULY, 2019, AFTER A COPY OF THIS ORDINANCE, REFERENCED PLANS HAVE BEEN MADE AVAILABLE FOR PUBLIC INSPECTION PRIOR TO ITS FIRST READING.

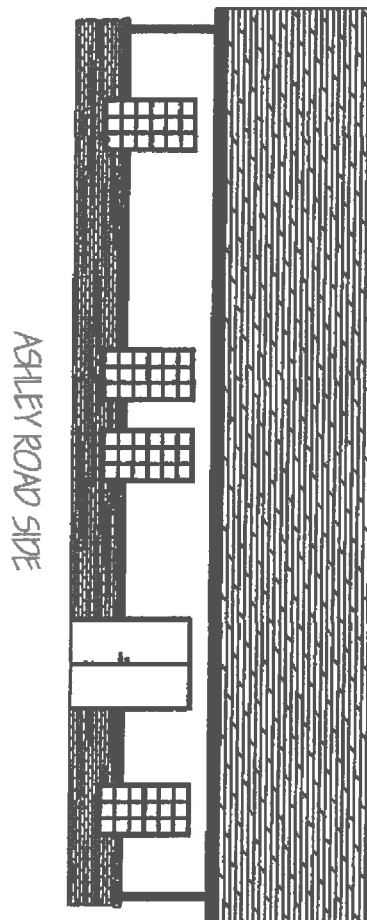
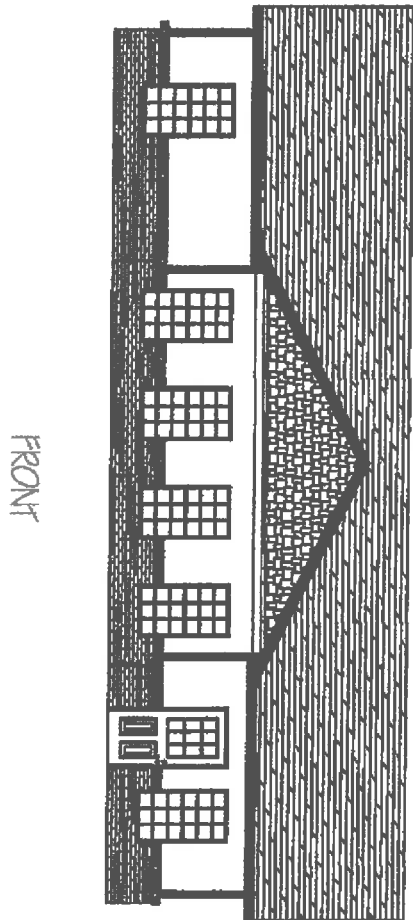
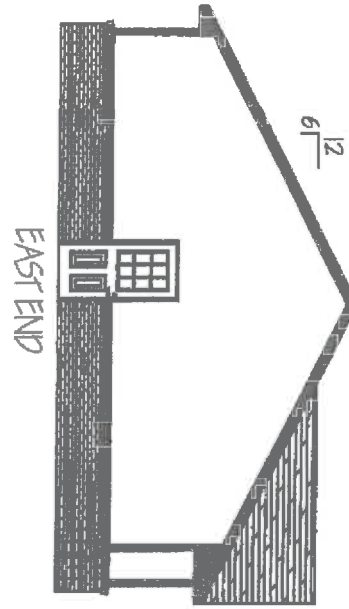
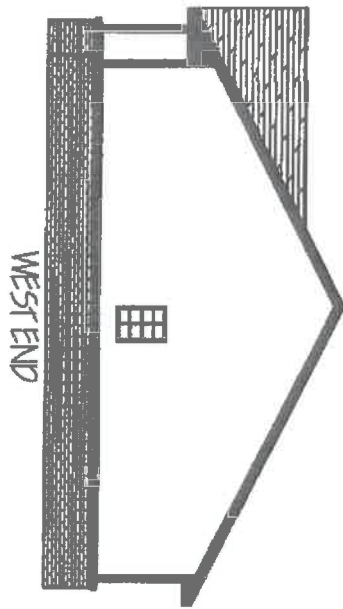
PRESIDENT OF THE COUNCIL

APPROVED THIS 1ST DAY OF JULY 2019.

NED BEACH, MAYOR

ATTEST:

TERESA STUDLEY, CITY CLERK



PROJECT:	CENTRAL MISSOURI COMMUNITY ACTION - BOONVILLE	ELEVATIONS	
DATE:	APR. 24, 2019		
REVISION:	MAY 11, 2019		

Cooper County, MO



Legend

Road

<all other values>

Interstate

US Highway

Numbered State Highway

Lettered State Highway

+ Railroad

Parcel

Parcel Number/Acres

Corporate Limit Line

Land Hook

DASHED LAND HOOK

SOLID LAND HOOK

- Stream

Water Boundary

County Boundary

Notes

This Cadastral Map is for informational purposes only. It does not purport to represent a property boundary survey of the parcels shown and shall not be used for conveyances or the establishment of property boundaries.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

BILL NO. 2019-024

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF BOONVILLE, MISSOURI APPROVING THE FINAL SITE PLAN FOR THE ALLIANT BANK SOLAR PANEL INSTALLATION AT 1910 MAIN STREET

WHEREAS, Alliant Bank through its professional engineer has made application for the approval of its plans to install solar panels at an adjacent lot to their property located at 1910 Main Street; and

WHEREAS, City staff met and communicated with project planners to work out the details of construction and site planning and to ensure that the plans are in compliance with the City's zoning ordinances and planning standards; and

WHEREAS, Final plans were presented to the Planning and Zoning Commission, which voted on June 11, 2019 to approve the final site plans. The plans include **Exhibit A**, architectural and engineering plans, which are attached hereto. The commission has recommended their approval by the Council. Said site plans are incorporated herein as if set forth fully in this ordinance; and

WHEREAS, the City Council has evaluated the site plans for compatibility with the use of abutting sites, the safety and convenience of vehicle and pedestrian traffic and in view of the potential economic benefit to the City of Boonville and finds them to be appropriate and beneficial to further economic development of the City.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOONVILLE, MISSOURI AS FOLLOWS:

SECTION 1: That the final site plans for the construction for the installation of solar panels located at 1910 Main Street in the City of Boonville should be and are hereby approved.

SECTION 2: This ordinance shall take effect and be in full force from passage of this ordinance, and the approval granted herein shall be valid for a period not to exceed 12 months thereafter.

READ FOR THE FIRST TIME: 17TH DAY OF JUNE, 2019

READ FOR THE SECOND TIME AND PASSED THIS 1ST DAY OF JULY, 2019, AFTER A COPY OF THIS ORDINANCE, REFERENCED PLANS HAVE BEEN MADE AVAILABLE FOR PUBLIC INSPECTION PRIOR TO ITS FIRST READING.

PRESIDENT OF THE COUNCIL

APPROVED THIS 1ST DAY OF JULY 2019.

NED BEACH, MAYOR

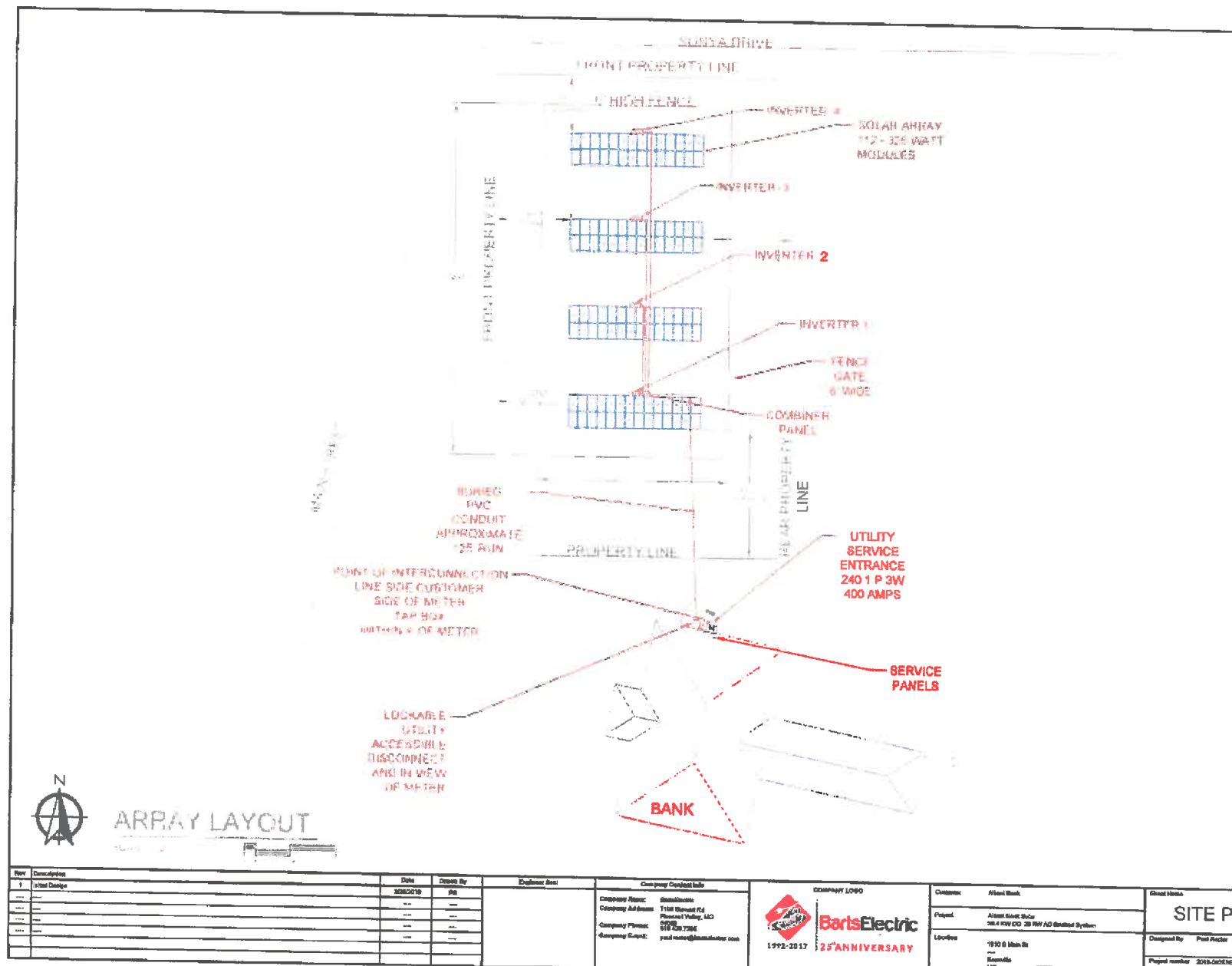
ATTEST:

TERESA STUDLEY, CITY CLERK

PERMITTING AND UTILITY DRAWINGS

14

TITLE & SITE PLAN



- GENERAL NOTES**
- [A] ARRAY 36.4KW ARRAY COMPRISED OF 112-325 WATT MODULES
 - [B] GROUND MOUNTED SYSTEM TILTED 30°
 - [C] MODULES MOUNTED IN PORTRAIT ORIENTATION
 - [D] SOLAR INSTALLER TO FOLLOW RACKING MANUFACTURE'S INSTRUCTIONS FOR INSTALLING RACKING SYSTEM AND MODULES
 - [E] ALL CONDUIT TO BE PVC. EXCEPT AS NOTE
 - [F] SOLAR INSTALLER RESPONSIBLE FOR FIELD CONFIRMING ALL MEASUREMENTS ON SITE
 - [G] CHANGES TO ARRAY LAYOUT ARE TO BE APPROVED DESIGN ENGINEER
 - [H] A 6' BLACK CHAIN LINK FENCE SHALL BE ERECTED AROUND THE ARRAY TO PREVENT UNAUTHORIZED PERSONS FROM ACCESSING SOLAR FIELD. PER BOONVILLE MO CODE OF ORDINANCES SECTION 16.6(4)
 - [I] SEE FENCE SPECIFICATION

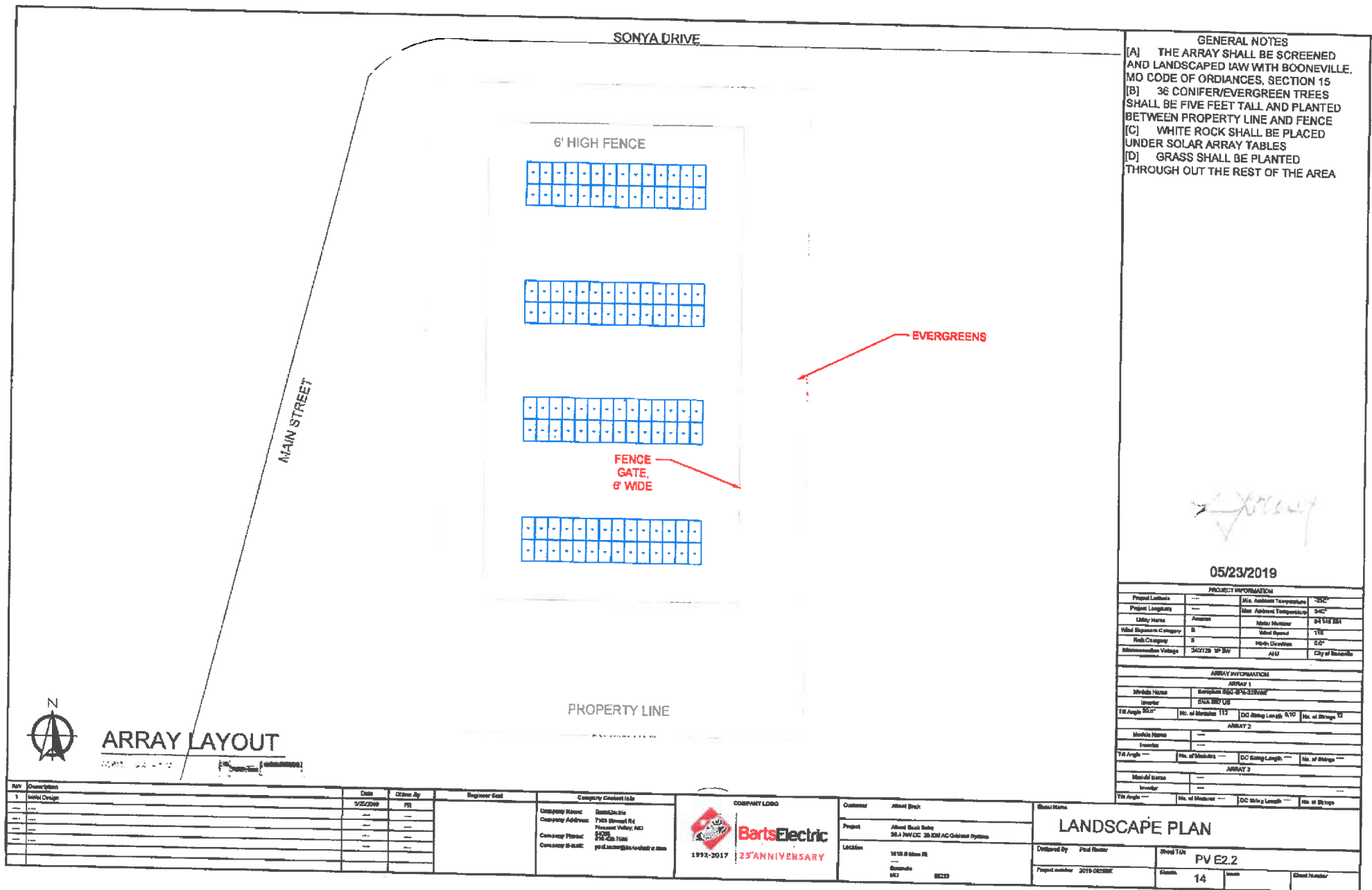
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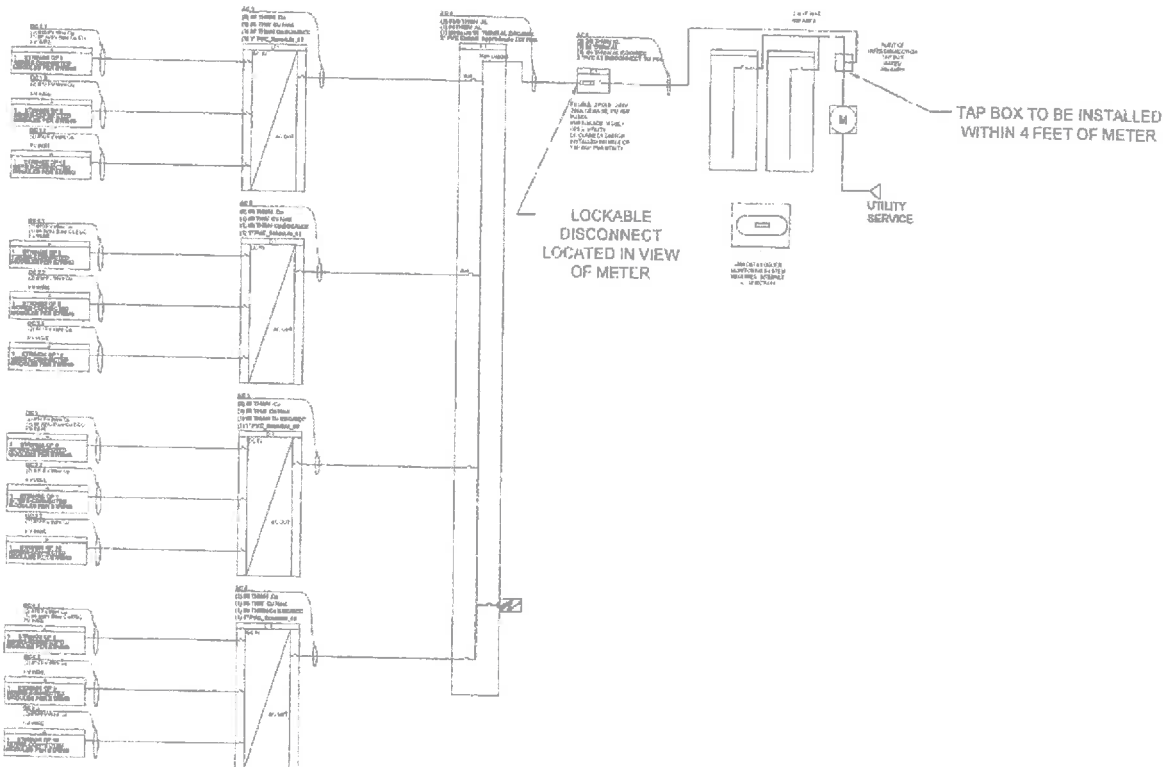
05/23/2019

PROJECT INFORMATION					
Project Label	---	Min. Ambient Temperature	-40°C		
Project Location	---	Max. Ambient Temperature	50°C		
Utility Name	Ames	Module Number	66128 BKA		
Module Manufacturer	---	Module Type	112		
Module Category	A	North Direction	0°		
Installation Voltage	240/120 3P 3W	Alt	City of Boonville		
ARRAY INFORMATION					
ARRAY 1					
Module Name	Longport 600-WATT-600W				
Inverter	SGK 6000 L10				
Tilt Angle 30°	No. of Modules 112	DC String Length 6.10		No. of Strings 12	
ARRAY 2					
Module Name					
Inverter					
Tilt Angle	No. of Modules	DC String Length		No. of Strings	
ARRAY 3					
Module Name					
Inverter					
Tilt Angle	No. of Modules	DC String Length		No. of Strings	

SITE PLAN

Rev	Description	Date	Drawn By	Engineer/Rev	Company Contact Info	Customer	Sheet No.
1	As Noted	05/23/2019	PS		Company Name: Barts Electric Company Address: 1104 Stewart Rd, Pleasant Valley, MO 64654 Company Phone: 660.226.7266 Company Email: paul.morris@bartselectric.com	Project: Alton 600-Watt Solar 112.4 KW DC / 28 KW AC Grid-Tied System	Sheet No.
						Location: 1930 S Main St, Boonville, MO 64608	Design By: Paul Rucker Project number: 2019-00526 Sheet Title: PVE2.1 Sheet Number: 14

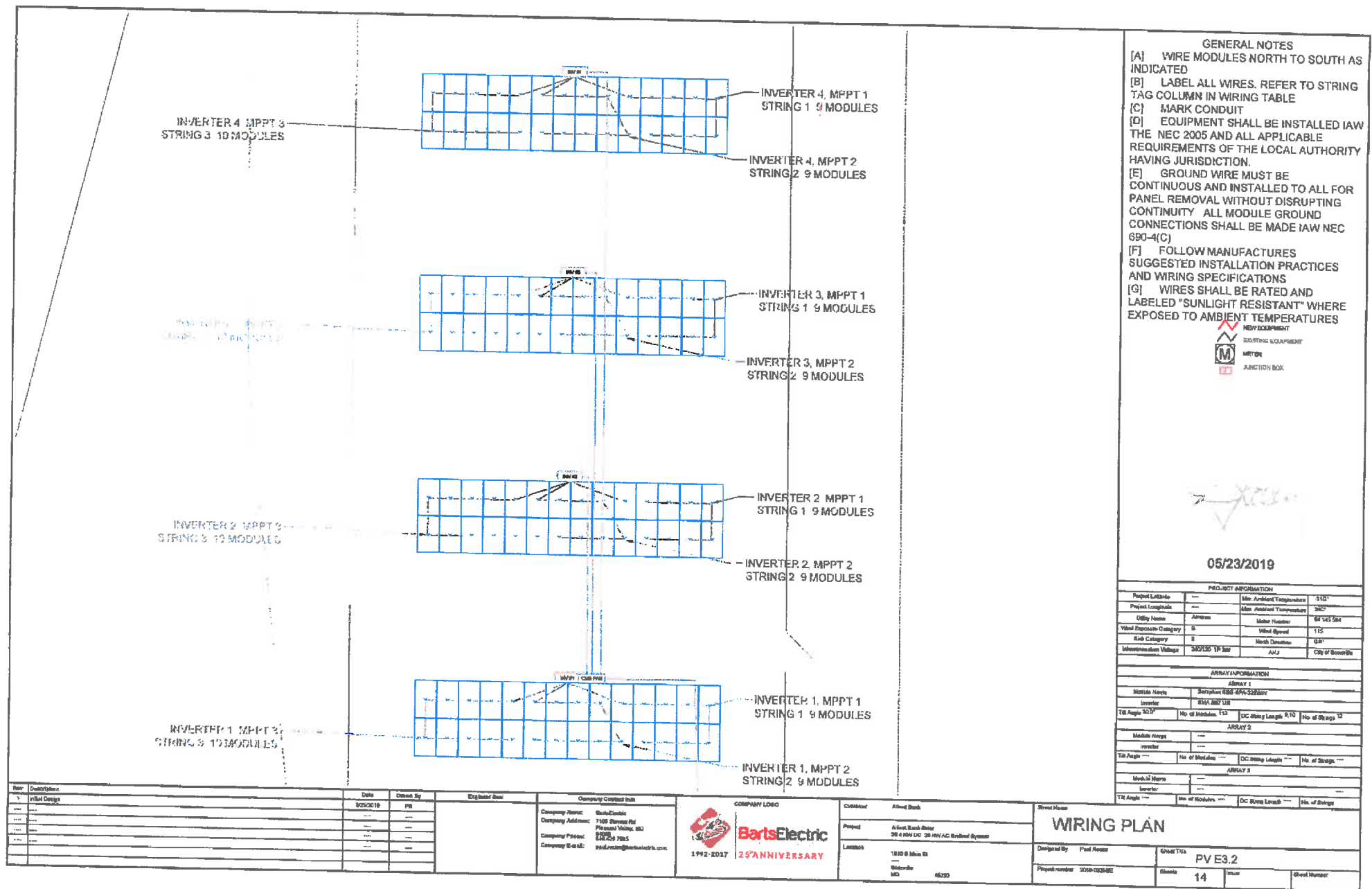




- GENERAL NOTES**
- [A] EACH 325 WATT MODULES, TOTAL STC POWER RATING = 38400 W, STRINGS ARE TO BE WIRED AT OF 600 VDC
 - [B] MAX OUTPUT VOLTAGE AND CURRENT PRESENT FOR LOCATION: $I_{sc} = 9.03$; $V_{oc} = 984$ VDC @ MEAN DB LOW TEMP OF -21 C
 - [C] MODULE TO INVERTER CONNECTIONS MADE USING USE-2 WITH SINGLE POLE MC-4 CONNECTORS
 - [D] TOTAL ARRAY OUTPUT: AC OPERATING VOLTAGE = 240 VAC 1 PHASE, AC OPERATING CURRENT = 116.8 AAC
 - [E] MODULE FRAMES ARE ELECTRICALLY BONDED TO ARRAY RACKING DURING INSTALLATION WITH GROUNDING CLIPS.
 - [F] NEUTRAL CONDUCTOR SHALL REMAIN ISOLATED FROM GROUND AT ALL TIMES AND SHALL LAND ON THE NEUTRAL IN SERVICE PANEL.
 - [G] THE DC EGC/GEC SHALL BE CONNECTED TO BOND ALL RACKING RAILS.
 - [H] GROUND FAULT PROTECTION BUILT IN TO DC/AC INVERTER
 - [I] ALL EQUIPMENT TO BE INSTALLED IN ACCORDANCE WITH NEC 2005
 - [J] EQUIPMENT GROUNDING CONDUCTORS SIZED ACCORDING TO NEC 250.122
 - [K] SINGLE SYSTEM AND EQUIPMENT GROUNDING CONDUCTOR BONDED TO MAIN SERVICE GROUND IN SERVICE PANEL PER NEC 690.47(C)
 - [L] TOTAL AC SYSTEM VOLTAGE DROP DESIGNED TO BE LESS THAN 2% TO POI
 - [M] PV SYSTEM WILL CONNECT AS A BALANCED SYSTEM
 - [N] UTILITY ACCESSIBLE AC DISCONNECT TO BE LOCATED IN VIEW OF SERVICE ENTRANCE METER
 - [O] POSITIVE CONDUCTOR FOR ALL STRINGS ARE RED, OR PHASE TAPE AS RED, AND NEGATIVE CONDUCTOR ARE BLACK

05/23/2019

Rev	Change	Date	Drawn By	Engineer Seal	Company Contact Info	Customer	Sheet Name
1	Initial Design	3/28/2019	JPC		Company Name: Barts Electric Company Address: 7100 Somerset Rd Pawcatuck, CT 06259 Company Phone: 860-438-7658 Company Email: paul.roche@barts-electric.com	Project: Allentown, PA 26.4 kW DC / 20 kW AC Grid-Tied System	SINGLE LINE DIAGRAM
						1910 S Main St Baltimore, MD 21203	Designed By: Paul Roche Project number: 2019-03-01
						1910 S Main St Baltimore, MD 21203	Sheet Title: PV E3.1 Sheets: 14 Sheet Number:



EQUIPMENT SPECIFICATIONS AND ARRAY CONFIGURATION

STRING, COMBINER AND INVERTER CIRCUIT CALCULATIONS

05/23/2019

PROJECT INFORMATION			
Project Latitude	---	Min. Ambient Temperature	-25°F
Project Longitude	---	Min. Ambient Temperature	34°F
Utility Name	Antenna	Module Number	24148 GSK
Wind Direction Category	8	Wind Speed	116
Risk Category	8	Peak Current	6.8
Interconnection Voltage	240V/120 1P 3W	AC/LV	City of Memphis

ARRAY INFORMATION			
ARRAY 1			
Module Type	SunPower SPR-330-360W		
Inverter	SMA 100T-US		
Tilt Angle 33°	No. of Modules 112	DC String Length 11.0	No. of Strings 12
ARRAY 2			
Module Mount	---		
Inverter	---		
Tilt Angle	No. of Modules	DC String Length	No. of Strings
ARRAY 3			
Module Mount	---		
Inverter	---		
Tilt Angle	No. of Modules	DC String Length	No. of Strings

Rev	Description	Date	Drawn By	Engineer (Sig)	Company Contact Info	Customer	Address (Inv)	Sheet No.
1	Initial Design	5/20/2019	PR		Company Name: Barts Electric Company Address: 7100 Stewart Rd Memphis, TN 38118 Company Phone: 901-252-7885 Company E-mail: paul.martin@bartselectric.com	Project: Alliant Bank/Dele 28 E. I-40 DC 38118 AG 6.6kW System	1930 S Main St Memphis TN 38105	Designed By: Paul Martin Project Number: 2049-000002

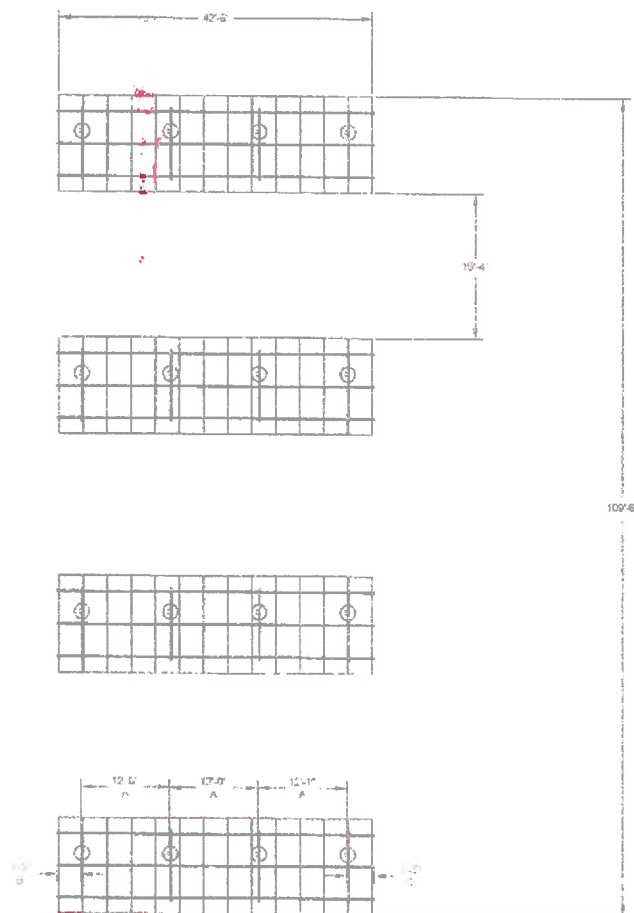
ELECTRICAL CALCULATIONS			
System Type		PV E4.1	
Sheets	14	Drawn	
Sheet Number		Drawn Number	



DISCONNECT
AND TAP BOX
LOCATION

Bart's Electric 25th Anniversary 1993-2017		Company Name: Bart's Electric Company Address: 1700 S. 10th St., Suite 100, Lincoln, NE 68502 Company Phone: 402.441.1234 Company Email: info@barts-electric.com		Project Number: 2018-001234 Project Name: Commercial Kitchen Renovation Project Location: 1234 Main St., Lincoln, NE 68501		Client Name: ABC Company Client Address: 5678 Elm St., Lincoln, NE 68503 Client Phone: 402.555.1234		Project Manager: John Doe Project Engineer: Jane Smith Project Date: 05/23/2018	
METERS Meter Type: Single Phase Meter Size: 100A Meter Location: Basement Meter Brand: ABB Meter Model: 100A-100V-3P-4W Meter Serial: 123456789 Meter Installation Date: 01/15/2018 Meter Installation By: John Doe Meter Installation License: 12345 Meter Installation Address: 1234 Main St., Lincoln, NE 68501 Meter Installation Phone: 402.555.1234 Meter Installation Email: info@barts-electric.com Meter Installation Notes: See attached drawings for meter location and tap box location.		DISCONNECT LOCATION AND TAP BOX 		PROJECT INFORMATION Project Name: Commercial Kitchen Renovation Project Location: 1234 Main St., Lincoln, NE 68501 Project Date: 05/23/2018 Project Manager: John Doe Project Engineer: Jane Smith Project License: 12345 Project Notes: See attached drawings for meter location and tap box location.		PERMITS Permit Number: 12345 Permit Date: 05/23/2018 Permit Authority: Lincoln, NE Permit Notes: See attached drawings for meter location and tap box location.		PHOTOGRAPHS 	

[illegible]



GENERAL NOTES

- [A] 36.4 KW SOLAR ARRAY COMPRISED OF 112-325 WATT MODULES
- [B] UNIRAC FIXED TILT GROUND MOUNTED SYSTEM
- [C] MODULES MOUNTED IN PORTRAIT ORIENTATION, 2 HIGH, TILTED 30°
- [D] SOLAR INSTALLER TO FOLLOW RACKING MANUFACTURE'S INSTRUCTIONS FOR INSTALLING RACKING SYSTEM AND MODULES
- [E] WEED MEMBRANE AND ROCK TO BE INSTALLED UNDER ARRAY
- [F] SOLAR INSTALLER RESPONSIBLE FOR CONFIRMING ALL MEASUREMENTS ON SITE
- [G] CHANGES TO ARRAY LAYOUT ARE TO BE APPROVED DESIGN ENGINEER

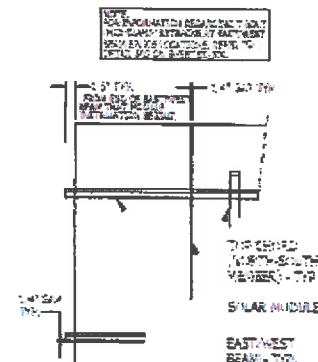
05/23/2019

PROJECT INFORMATION			
Project Latitude	---	Max. Ambient Temperature	310°
Project Longitude	---	Min. Ambient Temperature	540°
Utility Name	Atlantic	Module Number	84116 804
Wind Speed Category	B	Wind Speed	115
PM Category	A	North Direction	6 6°
Interconnection Voltage	240/120 1P 3W	APU	City of Baltimore
ARRAY INFORMATION			
ARRAY 1			
Module Name	SunPower SPR-325M10		
Inverter	SMA 800 US		
Tilt Angle 30°	No. of Modules 112	DC String Length 6.70	No. of Strings 12
ARRAY 2			
Module Name	---		
Inverter	---		
Tilt Angle	No. of Modules	DC String Length	No. of Strings
ARRAY 3			
Module Name	---		
Inverter	---		
Tilt Angle	No. of Modules	DC String Length	No. of Strings

RACKING PLAN

ALL DIMENSIONS ARE ACTUAL AND NOT OBLIQUE.

Rev	Description	Date	Drawn By	Engineer/Seal	Company Contact Info	Customer	Sheet Name
1	Initial Design	5/23/2019	PH		Company Name: Barts Electric Company Address: 7108 Rowlett Rd Pineville, MD Company Phone: 410-428-7500 Company Email: info@bartselectric.com	Client Name: Atlantic Bank Project: Atlantic Bank Solar 36.4 KW DC / 30 KW AC Grid-tied System Location: 1910 S Main St Baltimore, MD 21202	Sheet Title: PV S1.1
							Project number: 2019-02250E
							Sheet: 14
							Sheet Number: 14



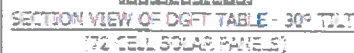
SEE LETTER FOR FILE QUALITY REQUIREMENT FOR TABLE SIZE

DETAILED VIEW

[illegible]

FILES MUST ALWAYS
BE INSTALLED WITH
C-FILE (OPEN TO)
THE WEST

References



05/23/2019

PROJECT INFORMATION				
Project Location	---	Min. Assistant Comptroller		5/16
Project Language	---	Min. Assistant Comptroller		5/20
Project Name	ANIRAY	Min. Master		IN 1/3 1/4
Value of Insurance Coverage	8	North Division		1/8
Rate Category	1	North Division		D/2
Insurance company ratings	AA/15B 1/2 2/2	NLI		Cap of Insurance
ANIRAY INFORMATION				
ANIRAY 1				
Ministry Name	Geography 8/8-20/25-25/25/25			
Investor	BMA 1/2 1/4			
1/3 Aug 2012	No. of Minis 1/3	DO Doing Length 8/10		No. of Minis 1/4
Ministry Name	ANIRAY			
Investor	DO. Doing Length ---			
1/3 Aug ---	No. of Minis ---	DO. Doing Length ---		No. of Minis ---
ANIRAY 5				
Ministry Name	ANIRAY 5			
Investor	ANIRAY 5			
1/3 Aug ---	No. of Minis ---	DO. Doing Length ---		No. of Minis ---

RACKING DETAILS

Rev	Description	Date	Drawn By	Engineer Ref	Company Contact Info	Contractor	Address	Sheet Name	T/A Angle ---	F/R or M/Depth ---	D/C Shading Length ---	No. of Shading
1	Initial Design	2020-07-19	PV		Company Name: BartsElectric Company Address: 7408 Glenview Rd Pasadena TX 77661 Company Phone: 817-229-7666 Company E-mail: greg.martin@bartslectric.com	Project	Address: South Shore 2614 KAY DR - 3RD FLOOR Greatland Station	RACKING DETAILS				
2						Location	17018 Mills III Houston TX 77058	Designed By	Pvd Renter	Sheet Title		
3								Project number	2019-052005	Sheet	14	Total Sheets

SEG-6PA-xxxWW
SERIES 6 INCH 72 CELLS



325-340w

Safety



Reliability



Performance



WARRANTY



10
YEARS

25
YEARS

MANAGEMENT SYSTEM

ISO 9001 Quality management system
ISO 14001 Standard for environmental management system
OHSAS 18001 International standard for occupational health and safety assessment systems

PRODUCT CERTIFICATES



INSURANCE

PICC

SEG-6PA-xxxWW SERIES 6 INCH 72 CELLS

ALLOWABLE TILT (BASED ON MPPT RANGE)

Chart showing tilt range vs. power output

Electrical Characteristics (NOCT)



Temperature Characteristics



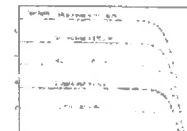
Packing Configuration



Mechanical Specifications



I-V Curve



05/23/2019

PROJECT INFORMATION			
Project Location	---	Min. Ambient Temperature	-10°C
Project Longitude	---	Min. Ambient Temperature	50°F
Utility Name	American	Water Pressure	64 PSI GEA
Wind Exposure Category	B	Wind Speed	116
Risk Category	1	Moisture Condition	0B
Installation Voltage	240VAC 3P 3W	AMU	Qty of Modules
ARRAY INFORMATION			
ARRAY 1			
Module Name	Seraphim SEG-6PA-600W		
Model	SEG-6PA-600W		
10-Angle 30°P	No. of Modules 112	DC String Length 610	No. of Strings 12
ARRAY 2			
Module Name	---		
Model	---		
10-Angle 30°P	No. of Modules ---	DC String Length ---	No. of Strings ---
ARRAY 3			
Module Name	---		
Model	---		
10-Angle 30°P	No. of Modules ---	DC String Length ---	No. of Strings ---

Rev	Description	Date	Drawn By	Engineer Seal	Company Contact Info	Customer	Sheet Name
1	Initial Design	07/20/19	PH		Company Name: Seraphim Company Address: 1800 Broadway, 100 City: New York, NY 10019 Company Phone: 212-691-7000 Company Email: paul.reiser@seraphim.com	Project: Alamo South Area 38.4 KV DC to 110 KV AC Substation System	Sheet Title: PV E7.1
						Location: 1230 S Main St Merced, CA 95320	Project number: 2019-000006
							Drawn By: Paul Reiser
							Sheet Title: PV E7.1
							Sheet Number: 14

MANUFACTURER'S CUTSHEETS

LESS STEPS • FEWER PARTS • BEST SERVICE • QUALITY PROVIDER

UL2703 (UL2703-1000)

 Check for updates
 Research article
 Open Peer Review on Publons
 Journal of Management Inquiry
 Volume 25 Number 1
 March 2016 1-10

have less the fracture strength is lost and products are likely to fail. The issue of total fracture was to increase the rate of improvement and (TTC) caused by a 75 mm manufacturing process. $\sigma = 0.125$.

PROTECT YOUR INVESTMENT WITH QUALITY WORKING SOLUTIONS. BACKED BY ENGINEERING EXCELLENCE AND A COMPREHENSIVE SUPPLY CHAIN.



BartsElectric
25th ANNIVERSARY

Customer	Alford Bank
Project	Alford Bank 04/05 354 HWDO 23 HW AGG dated System
Location	1610 E Main St — Harris/Ala 040 04003

Sheet Name		Size		How many sheets		No. of sheets	
MANUFACTURER'S CUTSHEETS							
Designed By		Plot Ratio		Sheet Qty			
				PVE7.3			
Project number		Scale		Sheet		Sheet Number	
2005-020000		14		14			

05/23/2019

PROJECT INFORMATION			
Project Location	---	Min. Ambient Temp (summer)	-25°C
Project Length	---	Max. Ambient Temperature	50°C
Utility Name	Aurizon	Water Meter	94 148 BSA
Water Regulator Category	B	Water Speed	1.15
Rest Company	---	North Direction	6.0°
Instrumentation Voltage	2x250V 50-30V	AM	City of Newcastle
AIRWAY INFORMATION			
AIRWAY 1			
Atmospheric Pressure	GWSL0000 912-895-2250W		
Weather	SEA 50% W		
18 Angle 24.0°	No. of Stations 12	OC Being Length 6.10	No. of Stations 12
Atmospheric Pressure			
Atmospheric Pressure	GWSL 0000 912-895-2250W		
Weather	SEA 50% W		
18 Angle ---	No. of Stations ---	OC Being Length ---	No. of Stations ---
AIRWAY 3			
Atmospheric Pressure			
Atmospheric Pressure	GWSL 0000 912-895-2250W		
Weather	SEA 50% W		
18 Angle ---	No. of Stations ---	OC Being Length ---	No. of Stations ---

Rate	Chemical	Cost	Issued By	Register Used	Company Contact Info
1	Water Disinfectant	5000000	PH		Company Name: B-00000000 Company Address: 7000 Howard Rd Company Phone: 818-404-7000 Company E-mail: paul.morales@calwater.com

Date: June 11, 2019

To: City Council and Mayor

From: Irl Tessendorf, City Administrator

RE: Budget Amendment #2

We are bringing forward a second budget amendment to Council to clarify and clean up a couple of items in the first amendment.

First there were a couple of numbers that were accidentally left off the first amendment that need to be included to accurately reflect the true budget amounts for 2019-2020.

Additionally, through discussion with staff and BSA, we have decided to create a separate budget for the operations at Missouri Soccer Park. It is important to note that the figures in this budget reflect what we had planned for an initial startup/operational subsidy already. BSA will manage and maintain the soccer park (those agreements have also been included in this Council packet) but after the audit it was determined that the accounting and money will still be done through the City which gives us greater control.

The monies collected from rentals comes into fund 20 (Parks and Stormwater Fund) and we have created a revenue account for that money as well as a 'cash' account on the balance sheet to clearly identify the unspent portion of the revenues. Operating expenses will also be tracked through Fund 20 although most will be simply paying BSA (see attached). In the future, some of the money will be used for the maintenance of the fields but other money will stay in reserve for turf replacement in the future.

BILL NO. 2019-025

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF BOONVILLE, MISSOURI, AMENDING THE BUDGET FOR THE PERIOD APRIL 1, 2019 THROUGH MARCH 31, 2020, (AMENDMENT NO. 2).

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOONVILLE, MISSOURI, AS FOLLOWS:

SECTION 1: The Budget for the City of Boonville, for the year beginning April 1, 2019 and ending March 31, 2020, is hereby amended with Amendment No. 2 as set forth on **Exhibit A** attached hereto and made a part hereof.

SECTION 2: The various expense and revenue allowances unaffected by this budget amendment shall remain in effect.

SECTION 3: All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.

FIRST READING: June 17, 2019

READ FOR THE SECOND TIME AND PASSED ON THIS 1st DAY OF JULY 2019, AFTER A COPY OF THIS ORDINANCE WAS MADE AVAILABLE FOR PUBLIC INSPECTION PRIOR TO THE SECOND READING.

PRESIDENT OF THE COUNCIL

APPROVED THIS 1st DAY OF JULY, 2019

NED BEACH, MAYOR

ATTEST:

TERESA STUDLEY, CITY CLERK

Fund 08- Waste Water Budget Amendment

Account No/Description Expenditure	Original Budget	Amendment	New Budget
08-01-3060 Professional Services	4000	10,000	14,000
08-01-3210 Other Contractual Services (Security and Fiber)	12,500	20,000	32,500
08-08-4172 Equipment (Sewer Jet Truck)	36,000	150,000	186,000
08-08-4100 Collection Sys. Imp (Hail Ridge and I&I)	0	75,000	\$75,000

Fund 17- Gaming Budget Amendment

Account No/Description Expenditure	Original Budget	Amendment	New Budget
17-501-4413 (Roof- Plant)	0	15,000	15,000
17-501-4420 (River Pump)	0	25,000	25,000
17-501-XXX (Headworks)	0	5000	5000
17-501- 4418 Clarifier Trough	0	7000	7000
17-501-4341 Drainage Projects	140,000	30,000	170,000
17-01-4361 Current MP&I	474,100	-	474,100*
17-01-4361 Cash MP&I	0	\$520,000	520,00**

*Current MP&I
 - Airport Grant Match \$26,000
 - Aerial Lift \$41,100
 -Golf Improvements \$50,000
 - Soccer Loan \$357,000

**Cash MP&I =\$520,000
 -K Barracks Demo \$250,000
 -Hail Ridge Parking Lot \$250,000
 - Dectron Unit JFH \$5000
 - Animal Shelter 15,000

Fund 20- Parks and Storm Water Sales Tax Budget Amendment

Account No/ Description

Expenditure	Original Budget	Amendment	New Budget
20-01-3072 Phase 2 Soccer	0	560,000	523,000
Revenue			
20-6850 (soccer) Transfer From	357,000	\$430,000	\$787,000

FUND				FY 2019-2020 BUDGET			70
PARKS-STORMWATER				DEPARTMENT			
SALES TAX				MISSOURI SOCCER PARK OPERATIONS			
20-02							
					Actual	Estimate	Budget
					FY	FY	FY
					2017-18	2018-19	2019-20
	<u>NON-PERSONAL</u>						
2020	Electricity/Gas Soccer Fields				0	1,750	7,000
2050	Telephone/Internet						
2060	Operational Supplies						
2070	Miscellaneous				\$0		\$0
2090	Tires						\$0
2110	Motor Fuel/Lube						\$0
2230	Small Tools and equipment						\$0
2460	Building Maintenance						\$0
2470	Auto/Machine Maintenance						\$0
2480	Lighting Maintenance						\$0
2490	Ground Maintenance						\$0
3060	Professional Services						\$0
3210	Other Contractual Services						\$30,000
		TOTAL			\$0	\$0	\$37,000

Date: June 11, 2019

To: Mayor and City Council

From: Kate Fjell

RE: Soccer Agreements with School District and BSA

Included in this Council Packet are two draft agreements between the school district and BSA. The School Board is discussing the two agreements during their June meeting and will take action at their July meeting. At the City we will take action on this at one of the July meetings. However, we wanted to share them with you now so we can discuss them before we take action.

Maintenance and Management Agreement:

This agreement names BSA (Boonville Soccer Academy) as the group who will be maintaining and managing the soccer complex. At this time, we are sharing duties still as they are upsizing their organization to accommodate employees and equipment. We had planned on working from an operational/ start up subsidy for this first full year of operation until we had a clearer understanding of the cost of managing the park. The agreement reflects this concept by revisiting the rental income and operational expenses in January to determine what the reserves vs. operational ratio will be. The City will continue to budget for the soccer field operations in the future, so we have better control and oversight over the funds. However, the rental income from the fields will be the revenue for the operations and field reserves.

Joint Ownership Agreement:

This agreement lays out the responsibilities of the School District and the City on the areas where we overlap, as well as addressing scheduling, maintenance, etc. Thus far, the School District has been a great partner and we have worked well together during this initial phase of use.

Construction Update:

There is still construction work going on at the soccer fields. The last big project, the construction of the building has started. We also have completed additional sidewalks and retaining walls that needed to be built. We have a few drainage issues to address, the biggest challenge being at Field 5.

Field Usage/Rental:

A brief note about field rental and usage. First, everyone is paying to use these fields, except the school district. The school is utilizing Field 1 as their home field for boys and girls soccer. We have established local and non-local rates. All teams must reserve the fields through an online system. The reservation system for all teams is important since we have requests from all over the state. It is the only way to ensure that we don't double book a field.

We do have several teams/ leagues using the field regularly. This is important to sustaining the fields. Tournaments are great, but it is the daily use that is important to sustaining the fields. Thus far we have had the following commit to using the fields on a regular basis: BSA Micro Soccer and their local team practice, Stephens College, ODP (Olympic Development Program), State and National League game play. We have hosted several tournaments on the fields and we look to see continued growth as we finish the complex.

JOINT MANAGEMENT AND MAINTENANCE AGREEMENT FOR MISSOURI SOCCER PARK

This Agreement, made and entered into as of the ____ day of June, 2019, by and between The City of Boonville, Missouri, a Municipal Corporation and political subdivision of the State of Missouri, whose principal place of business is located at 401 Main Street, Boonville, MO (hereinafter referred to as the "CITY"); and the Boonville, Missouri R-1 School District, a political subdivision of the State of Missouri, whose principal place of business is 736 Main Street, Boonville, MO (hereinafter referred to as the "DISTRICT"); and Boonville Soccer Academy, Inc., a Missouri General Non-Profit Corporation, whose principal place of business is 611 Sixth Street, Boonville, MO, (hereinafter referred to as "MANAGER").

RECITALS

WHEREAS, the CITY and the DISTRICT are the joint owners of certain real estate in Boonville, Cooper County, Missouri, consisting of approximately 22 acres, more or less, (the "PROPERTY") as hereinafter described; and

WHEREAS, the MANAGER, desires to obtain the right to manage, operate and maintain the PROPERTY under the terms and provisions of this Agreement and a separate Agreement for the purpose of holding soccer and various other sporting events and tournaments thereon for the enjoyment of the public; and

WHEREAS, the parties have jointly engaged in the process of researching the various requirements of managing a soccer/sporting complex and have negotiated the following terms and conditions to be utilized in this project.

NOW, THEREFORE, in consideration of the premises and the mutual covenants, conditions, and undertakings to be kept and performed by the parties as contained herein, and intending to be legally bound hereby, the parties hereto mutually agree as follows:

1. Description of PROPERTY. The PROPERTY covered by this Agreement which the MANAGER hereby agrees to manage and maintain, known as Missouri Soccer Park,

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is located at 1734 W. Ashley Road, Boonville, MO, and consists of six (6) soccer fields, a storage building and common green space and sidewalks. The PROPERTY is more particularly described on Exhibit "A" hereto attached and incorporated by reference. The PROPERTY shall be commonly known and referred to as the Missouri Soccer Park.

2. Initial Term of Agreement, Renewal Provisions, and Meetings.

a) Initial Term. The initial term of this Agreement shall be for a period of twenty-four (24) months, commencing on or about April 15, 2019, and expiring on the 30th day of March, 2021 ("Initial Term"), unless extended or terminated as hereinafter set out.

b) Renewal Term(s). With respect to extension of this Agreement beyond the Initial Term, the parties may extend the Agreement at any time by mutual agreement, in writing. It is further expressly understood and agreed that the parties, by and through their duly designated representatives, shall meet at least biannually (twice each year) to discuss the management, operation and maintenance of the PROPERTY. Renewals or extensions of this Agreement may also be discussed at any of these meetings, together with any needs or concerns. At least fifteen (15) days notice of such meetings shall be given to the parties by regular mail or by electronic transmission. Each party shall designate one or more persons authorized to receive such notice, together with contact information. Notices shall be sent by the CITY, unless otherwise mutually agreed. Attendance by any two parties' designees shall constitute a quorum to transact business covered by this Agreement.

i) The MANAGER shall provide a written annual report on the Missouri Soccer Park complex to the Boonville City Council at the first February meeting of the City Council, beginning with calendar year 2020. Such report shall also be presented to the DISTRICT at its February School Board Meeting.

ii) No later than February 28th of each year, the City Council shall vote on

whether to extend the term of this Agreement for an additional period of not less than one (1) year. A similar determination shall also be made by the end of February by the DISTRICT. Provided, however, this Agreement shall not be extended for a period of more than ten (10) years.

In the event no action is taken with respect to renewal of this Agreement and its term of operation prior to the then current expiration date of the Initial Term or any renewal term, then such term shall expire at the end thereof.

3. Compensation. The various compensatory items covered by this Agreement are as follow:

a) The CITY agrees to provide an initial operating startup subsidy in the amount of \$10,000.00 to assist in hiring staff and maintaining the fields;

b) The CITY will pay the MANAGER for time and materials necessary for the maintenance and management of the PROPERTY. The MANAGER shall submit an invoice monthly (to be consistent with the CITY'S pay period) for payment.

c) In January, 2020, the MANAGER, the CITY and the DISTRICT shall meet at a mutually agreeable time to discuss compensation for the upcoming year. If normal operating costs have been identified, then the parties will determine if rental revenues for the PROPERTY facilities can be used for operational costs versus continued bank financing for field replacement costs.

d) If rental revenues are sufficient and are incorporated in operating costs, the CITY may elect to cease paying for time and material of management and maintenance costs for the PROPERTY.

4. Employment of Staff. The MANAGER shall provide adequate staff to manage and maintain the PROPERTY for both daily field rentals and large tournaments. The cost for such staff shall be paid from the start up subsidy as described in paragraph 3, above.

5. Duties of the MANAGER. The general duties of the MANAGER shall include, but not by way of limitation the following:

a) Coordination of scheduling with the DISTRICT to ensure that events do not conflict;

b) Marketing and advertising of the PROPERTY to local, regional, state and other relevant soccer, frisbee, rugby and lacrosse organizations;

- c) Collecting rental agreements, fees and costs associated with field rentals;
- d) Mowing the championship grass field adequately to keep in excellent condition;
- e) Grooming and cleaning the artificial turf fields in a diligent manner as needed;
- f) Emptying trash receptacles;
- g) Cleaning the bathrooms, if used, after all events and restocking supplies for use by the DISTRICT;
- h) Routinely inspecting the PROPERTY for any significant issues that may require the CITY or its contractor to repair, including but not by way of limitation, damage to the artificial turf, cracking/breaking of sidewalks or seating areas, lighting problems, fungus or other problems on the Championship Field or issues at the storage building;
- i) Maintaining all equipment that is used for maintenance of the PROPERTY. The MANAGER can utilize a contractor for reasonable equipment maintenance, if needed;
- j) Ordering necessary supplies, such as field paint, etc., as needed to properly maintain the PROPERTY for sporting events;
- k) Coordinating a cleanup of the field two times per year, in December and March of as otherwise deemed appropriate;
- l) No less frequently than quarterly, MANAGER shall make a true, accurate and full accounting of all activities, and provide in a timely manner an update to the City Administrator for the CITY and to the DISTRICT'S Superintendent or other duly designated person. The MANAGER also acknowledges that MANAGER's records kept under the terms of this Agreement are subject to the Missouri Sunshine Law and shall endeavor to provide up-to-date records, upon request of the CITY, within 24 hours. If complete records are not able to be provided within the time required under the Sunshine Law, MANAGER shall provide a reasonable timeline for the production of the requested records within the 24-hour response window to produce under State law;
- m) Promulgate, revise and suggest rules and regulations for the PROPERTY and submit them to the CITY and the DISTRICT in a timely manner. The initial rules

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to be in force for the PROPERTY are set out in “Exhibit “B” hereto attached and incorporated by reference;

n) Attending the bi-annual meetings of the parties as provided in paragraph 2;

o) Purchase and maintain a general liability policy that lists the CITY and the DISTRICT as additional insureds.

p) Any other duties that are mutually agreed to by the CITY, the DISTRICT and the MANAGER that were not initially contemplated by this Agreement.

6. Duties of the CITY. The general duties of the CITY shall include the following:

a) Paying for electricity from April, 2019 – January, 2020, when revenues and expenses will be reviewed and discussed by the parties with respect to further payments;

b) Repairing, or causing to be repaired, damage to sidewalks, gates, nets, artificial fields, championship natural grass field, and storage building, subject to review as mentioned in subsection a);

c) Maintaining and keeping property and liability insurance for the PROPERTY;

d) Assisting in a bi-annual (twice per year) cleanup of the PROPERTY, approximately in December and March;

e) Providing police for traffic direction control for tournaments or other specified times when deemed necessary;

f) Attending the bi-annual meetings of the parties as provided in paragraph 2, above.

7. Duties of the District. The general duties of the DISTRICT shall include the following:

a) Providing reasonable ingress and egress upon and over the PROPERTY and other property of the DISTRICT for regular maintenance of the PROPERTY as contemplated in this Agreement and for scheduled team practices and for attendance by the public for sporting and other sanctioned events;

b) Maintaining and keeping property and liability insurance for the PROPERTY and for adjoining property owned by the DISTRICT;

c) Attending the bi-annual meetings of the parties as provided in paragraph 2, above.

8. Management Authority. It is understood and agreed with respect to matters pertaining to the management of the soccer complex PROPERTY, that the MANAGER shall have the authority to make day-to-day management decisions concerning the full operation, maintenance and preservation of the PROPERTY except as expressly otherwise provided by this Agreement. It is intended that such authority shall include, but not by way of limitation, the ability to make decisions regarding the employment and discharge of staff, marketing and promotional activities, as well as payroll and business expenditures, together with all other matters pertaining to the operation and management of the Property as herein described.

Notwithstanding the foregoing provisions contained in this paragraph 8, in the event there shall be a difference of opinion between the parties as to any management decision or activity herein contemplated, the final authority to resolve such difference of opinion shall rest solely with the CITY and the DISTRICT, provided, however, that all changes in management guidelines and procedures desired by the CITY and the DISTRICT shall be clearly set out in a written notice provided to the MANAGER containing an effective date for such instructions, guidelines and procedures. Such effective date shall be not less than five (5) business days following the date of the written notice to the MANAGER. Absent such notice, all management decisions by the MANAGER under the terms of the Agreement shall be final and binding on all parties.

9. Security and indemnification for Loss. The MANAGER shall be solely responsible for the safekeeping of all money revenues and receipts and will indemnify and hold the CITY and the DISTRICT harmless from any and all loss, theft, destruction, or vandalism of any property belonging to the CITY or the DISTRICT on account of misappropriation, dereliction or breach of security in the day-to-day operation of the PROPERTY.

10. Care and Repair of the Premises.

a) MANAGER shall not commit waste on the Missouri Soccer Park

complex, nor permit any waste to be committed by any employee or staff member. MANAGER further agrees not to use, nor permit the use by others, of the PROPERTY in any manner that violates CITY ordinances or federal or state law.

b) If the Soccer Park complex or any building(s) thereon are damaged by fire, explosion, earthquake, tornado, act of terrorism, civil unrest or other cause of damage which is not due to the fault or negligence of the MANAGER or its agents, employees or staff, the CITY will repair any such damaged portions of the premises to a condition as near as reasonably possible to the condition prior to such damage, to the extent that such repair can reasonably be made from insurance proceeds received by the CITY for the damage. If insurance proceeds are insufficient to repair such damage, and no other source of revenue is available to affect such repairs, then in such event, this Agreement may be terminated at the sole discretion of the CITY.

11. Non-Discrimination. It is expressly understood and agreed that the MANAGER shall not discriminate against any applicant for employment or any other person, group or entity while carrying out the business and management duties covered under this Agreement, on the basis of race, color, creed, religion, disability, gender, sexual orientation or national origin.

12. General Provisions.

(a) Nonassignability. Neither this Agreement nor any right or interest hereunder shall be assignable or transferrable by the MANAGER, its successors or permitted assigns, without the prior written consent of the CITY and the DISTRICT.

(b) Binding Agreement. This instrument constitutes the entire Agreement between the parties concerning the subject matter herein contained and shall be binding upon and inure to the benefit of the parties, and their respective successors and permitted assigns. Notwithstanding the preceding provisions of this paragraph 12, it is contemplated that the MANAGER further agrees to be bound by the applicable provisions of a certain Joint Ownership Memorandum of Agreement between the CITY

and the DISTRICT which was prepared and contemporaneously executed by the parties hereto, and may further enter into a separate Lease Agreement with the CITY AND THE DISTRICT concerning use of the PROPERTY, provided the terms of such Lease Agreement are consistent with the terms of this Joint Management and Maintenance Agreement.

(c) Amendment of Agreement. This Agreement may not be modified or amended except by an instrument in writing signed by the parties hereto.

(d) Waiver. No term or condition of this Agreement shall be deemed to have been waived, nor shall there be any estoppel against the enforcement of any provision of this Agreement, except by written instrument of the party charged with such waiver or estoppel. No such written waiver shall be deemed a continuing waiver unless specifically stated therein, and each such waiver shall operate only as to the specific term or condition waived and shall not constitute a waiver of such term or condition for the future or as to any act other than that specifically waived.

(e) Headings. The heading of various paragraphs or subparagraphs herein are included solely for the convenience of reference and shall not control the meaning or interpretation of any of the provisions of this Agreement.

(f) Notices. Any and all notices sent pursuant to this Agreement shall be in writing sent by regular mail, electronic transmission, or shall be personally delivered to the parties hereto at the following addresses or such other addresses as they may designate:

If to the CITY:	Boonville City Administrator 401 Main Street Boonville, MO 65233
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If to the DISTRICT:	Superintendent, Boonville R-1 School District 736 Main Street Boonville, MO 65233
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If to the MANAGER:	Boonville Soccer Academy, President 611 Sixth Street Boonville, MO 65233
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The parties shall notify each other at once of any change of address for purposes of this provision, which notification shall be in writing.

(g) Enforceability. The provisions of this Agreement shall be deemed to be severable and the validity or unenforceability of any particular provisions hereof shall be construed in all respects as if such invalid and unenforceable provision were omitted. This Agreement shall be interpreted exclusively according to the laws of the State of Missouri.

(h) Electronic/Facsimile Copies. Copies of this Agreement bearing facsimile or electronic images of the true signatures of the parties shall be deemed to be valid and binding in the same manner as copies containing original signatures.

WITNESS the due execution hereof in triplicate original as of the day and year first above written.

CITY OF BOONVILLE, MO

By: _____
Mayor

CITY

BOONVILLE R-1 SCHOOL DISTRICT

By: _____
President, Board of Education
DISTRICT

BOONVILLE SOCCER ACADEMY, INC.

By: _____
President
MANAGER

EXHIBIT "A"

[Legal Description of the PROPERTY]

EXHIBIT "B"

Rules and Regulations for Missouri Soccer Park

The following rules and regulations apply to all sporting event participants, coaches and patrons. These rules will be strictly enforced at all times for the safety of the public, so please observe them and enjoy your stay at Missouri Soccer Park.

1. Each player is responsible to play the game of soccer safely and should be knowledgeable about their ability or lack thereof;
2. All goals, corner flags and players benches are to remain on their designated field and shall not be moved for any reason without prior approval of game official(s). Failure to comply with this rule may result in suspension of playing and/or rental privileges;
3. Any temporary lining of fields with paint must be approved by the Soccer Park MANAGER;
4. Use of outside goals is prohibited unless first approved by the Soccer Park MANAGER;
5. Proper soccer attire (shoes, clothing, shin guards) must be worn at all times;
6. No smoking or tobacco products will be allowed anywhere on the premises;
7. Food should not be consumed on the synthetic fields;
8. Sunflower seeds are not allowed. If a patron or athlete is consuming sunflower seeds, he/she may be asked to leave. Any athlete consuming sunflower seeds will be suspended from playing for the duration of the event (or practice) at the complex;
9. Alcohol is strictly prohibited on the property of the complex unless expressly approved and authorized, in advance.
10. Players not conducting themselves in an orderly and sportsmanlike manner, or not in compliance with these rules and regulations may be evicted from the premises by the Soccer Park MANAGER, game officials, and supervisor of other complex employees. Final determination of disqualifying behavior shall be made by the Soccer Park MANAGER or his official designee;
11. The fields will be occasionally closed for maintenance and at such times as

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weather dictates;

12. No pets are allowed on the synthetic fields;

13. Roller blades and skateboards are strictly prohibited on the fields and on adjacent common areas;

14. Parking is allowed in designated areas only;

15. Authorized golf carts and utility vehicles will be allowed on the sidewalks and walking paths at any time;

16. Field use is by reservation only. Field reservations are available through www.mosoccerpark.org.

NOTE: Rules and regulations are subject to revision without notice. Parties may check for updated versions on the Soccer Park official website at www.mosoccerpark.org.

Joint Ownership and Management Memorandum of Agreement Between Boonville R-1 School District and the City of Boonville

This Memorandum of Agreement made and entered into by and between the City of Boonville, Missouri, a political subdivision of the State of Missouri (hereinafter referred to as the “City”), and the Boonville R-1 School District, a political subdivision of the State of Missouri (hereinafter referred to as the “District”).

WHEREAS, the City and the District previously entered into a Resolution in 2016 pledging support for the development and creation of a premier soccer park and improve existing ball fields on the Boonville High School campus; and

WHEREAS, the City has completed the soccer complex construction with five (5) artificial turf fields and one (1) natural grass field with three (3) fields on school property, two (2) fields on City property and one (1), natural grass, on both City and District property (the “Facility”); and

WHEREAS, such soccer complex shall be known as Missouri Soccer Park; and

WHEREAS, it is in the interest of both parties that the operating and maintenance costs of all the fields be paid for from income received from use of the Facility (The City has designated some funding for start-up costs during an initial period of time likely to experience minimal usage); and

WHEREAS, it is recognized that the operation and use of the Facility must be coordinated with normal District functions/usage and activities of a primary nature occurring on the campus; and

WHEREAS, it is in the interest of both parties that a third party carry out the marketing, maintenance and operation of the Facility. This will be embodied with one or more separate agreements; and

WHEREAS, for actual users of the Facility a standard form agreement will be used to govern the terms of usage and associated fees paid by the user.

NOW THEREFORE, in consideration of the premises and the mutual considerations, understandings and agreements of the parties, it is contracted and agreed as follows:

SECTION 1: Marketing/ Maintenance Agreement.

One or more agreements will be entered into for the purpose of conducting marketing, management and maintenance activities, including, but not limited to:

Attachment A: Joint Management and Maintenance Agreement

Boonville Soccer Academy (BSA) will be the initial entity fulfilling this management role for marketing, maintenance and operation of the soccer complex and is a part of Attachment A. A second entity may be considered for certain tasks. Agreements with all such managing entities will include a reference to this Memorandum of Agreement and will require such managing entity to abide by the applicable terms of this Agreement.

SECTION 2: Scheduling and Coordination with District and City.

It is intended that as the primary managing entity for the soccer complex, BSA will coordinate with the District and the City on all scheduling matters. Scheduling coordination will occur in numerous ways, including but not limited to use of a scheduling program to which the City, District and BSA will all have access for viewing:

- BSA will solicit “black out days” annually from the District and the City. The annual date for requesting this information shall be June 1.
- BSA will submit a quarterly facility use schedule to the Superintendent and Athletic Director for the District and to the Parks and Recreation Director for the City.
- Each time a usage request is submitted by a user, BSA will forward the request to the District’s Athletic Director and to the City’s Parks and Recreation Director.

In the event of a conflict, BSA and the District shall attempt to find a workable solution that does not compromise the normal routine functions of the school.

SECTION 3: Facility rental and fee collection.

Applicable rental fees Rental Income will be charged and collected by the Maintenance and Marketing Contractor BSA with proceeds to be deposited into the City of Boonville’s soccer complex account. The District will receive copies of the soccer complex account balances on a quarterly basis.

The District will charge a rental fee of \$400.00 per day or \$50 per hour for use of the football field, payable to the District.

A separate standard rental form will be utilized for each user. Rental agreements will be reviewed and updated on an annual basis by the City, the District, and operator of the complex.

SECTION 4: Artificial turf maintenance, Natural Grass field and Border Common Areas

The marketing and maintenance contractor BSA will be responsible for mowing and care for the Championship Field #3 and the border common areas defined on the attached map (Attachment B).

The maintenance and marketing contractor BSA or the City will maintain all of the artificial turf fields (except for the high school’s football and baseball field) (**Attachment B**).

The mowing and care of the practice field will be the responsibility of the District. The District also agrees to maintain the green space around field #5 (**Attachment B**).

SECTION 5: Internal Infrastructure.

The City will be responsible for constructing and maintaining sidewalks, water lines, electrical and drainage structures within the soccer complex functional area. It may seek reimbursement from the soccer revenue account.

All electrical and utility bills will be paid by the City.

SECTION 6: Concessions.

It is understood that the bigger events may have outside vendors located onsite during such events in order to serve the customers and fans. The City and/or District may also sell concessions.

SECTION 7: Parking fees.

The City Marketing and Management Contractor and the District do not intend to charge a parking fee at the gate. However, there may be a per team parking fee charged at the time of team registration.

SECTION 8: Use of Associated School Facilities by Users.

The Marketing and Management Contractor BSA or the City may request to use the District's facilities, locker rooms, and bathrooms. If these facilities are used, the Marketing and Management Contractor BSA or the City will comply with the District's policy regarding the use of District facilities by the community.

SECTION 9: Replacement Costs.

It is the intent that monies be set aside for turf replacement. This item should be revisited and further defined by the parties after January 2020

SECTION 10: Security.

It is the intent of the City to install security cameras at the Facility. Final placement and location of cameras shall be done in consultation with the District.

Walking path sidewalks shall be closed to public use during regular school hours, 7AM-3PM during the school year.

SECTION 11: Insurance Coverage.

The City and the District currently carry property insurance and casualty insurance on the soccer complex. Facility users shall also be required to have general liability insurance for each use.

SECTION 12: Equipment Maintenance.

Mowers and other equipment will initially be procured as part of the project. A replacement plan should be developed and funded after the first year of operation. Maintenance will be done by the City or a third party.

SECTION 13: Traffic Control Hwy 5.

The City shall have the responsibility of securing one or more police officers to direct traffic and monitor the premises during tournaments, if needed. BSA shall be requested to notify the Chief of Police at least 48 hours prior to the time when a tournament is scheduled to allow adequate time for scheduling an officer(s) to be on site at the appropriate time. The cost of field

rental should be inclusive of the payment required for an officer to be present and a reimbursement mechanism will be created.

The requirements and conditions of this Section will be reviewed after the first year of operation once security and safety needs can be more adequately determined.

SECTION 14: Local Usage of Fields.

The fields are available for local leagues and teams at a discounted rate. Local teams/leagues will be required to go through the standard reservation process with the Marketing and Management Contractor, BSA, who will provide such usage information to the City and the District.

SECTION 15: Use of Fields by the High School.

The District's high school soccer teams shall have the right to use Field #1 as their home field for boys' and girls' soccer. Any additional improvements to Field #1 to accommodate this use shall be done at the District's expense and with prior approval of City. The Athletic Director should submit home games and a practice schedule to BSA the Marketing and Management Contractor and the City's Parks and Recreation Director as soon as practically possible.

If the District desires to use the other fields they can use them at no cost, but shall submit a standard field reservation request to ensure availability.

The District and City can partner to host district or regional soccer tournaments, hosted by MSHSAA, without any rental charge.

Section 16: Sale of Property.

The School agrees not to mortgage or sell City improvements without prior written City approval.

Neither party may lease, mortgage or sell any portion of the Facility without prior written consent of the other party.

Section 17. Amendment.

This Agreement may be modified or amended at any time, in writing, by mutual agreement of the parties.

Section 18. Assignment.

Neither the City, nor the District shall transfer or assign its respective rights under this Memorandum of Agreement without the express written consent of the other party.

Sections 19: Agreement Binding.

This Agreement shall be binding upon and inure to the benefit of the parties and their successors and permitted assigns. All previous agreements and understandings between the parties are hereby merged into this Agreement.

Section 20: Consent by Boonville Soccer Academy:

As the initial managing, marketing and maintenance contractor for the soccer complex (Missouri Soccer Park), Boonville Soccer Academy (BSA) hereby consents to and joins in the execution of this Joint Ownership Memorandum of Agreement and further agrees to be bound by the applicable provisions herein contained. BSA further agrees that it will not assign or transfer its rights and responsibilities hereunder with the prior approval of the City and the District.

Section 21: Signatures.

Copies of this Agreement bearing facsimile, photocopy or electronic signatures of the parties shall be deemed as valid and binding as the original document.

IN WITNESS WHEREOF, the parties hereto set their hands and seals on this _____ day of _____, 2019.

BOONVILLE R-1 SCHOOL DISTRICT

CITY OF BOONVILLE, MISSOURI

By: _____

By: _____

Charles Melkersman, President
Boonville Board of Education

Ned Beach, Mayor

DISTRICT

CITY

ATTEST:

ATTEST:

Secretary, Board of Education

City Clerk

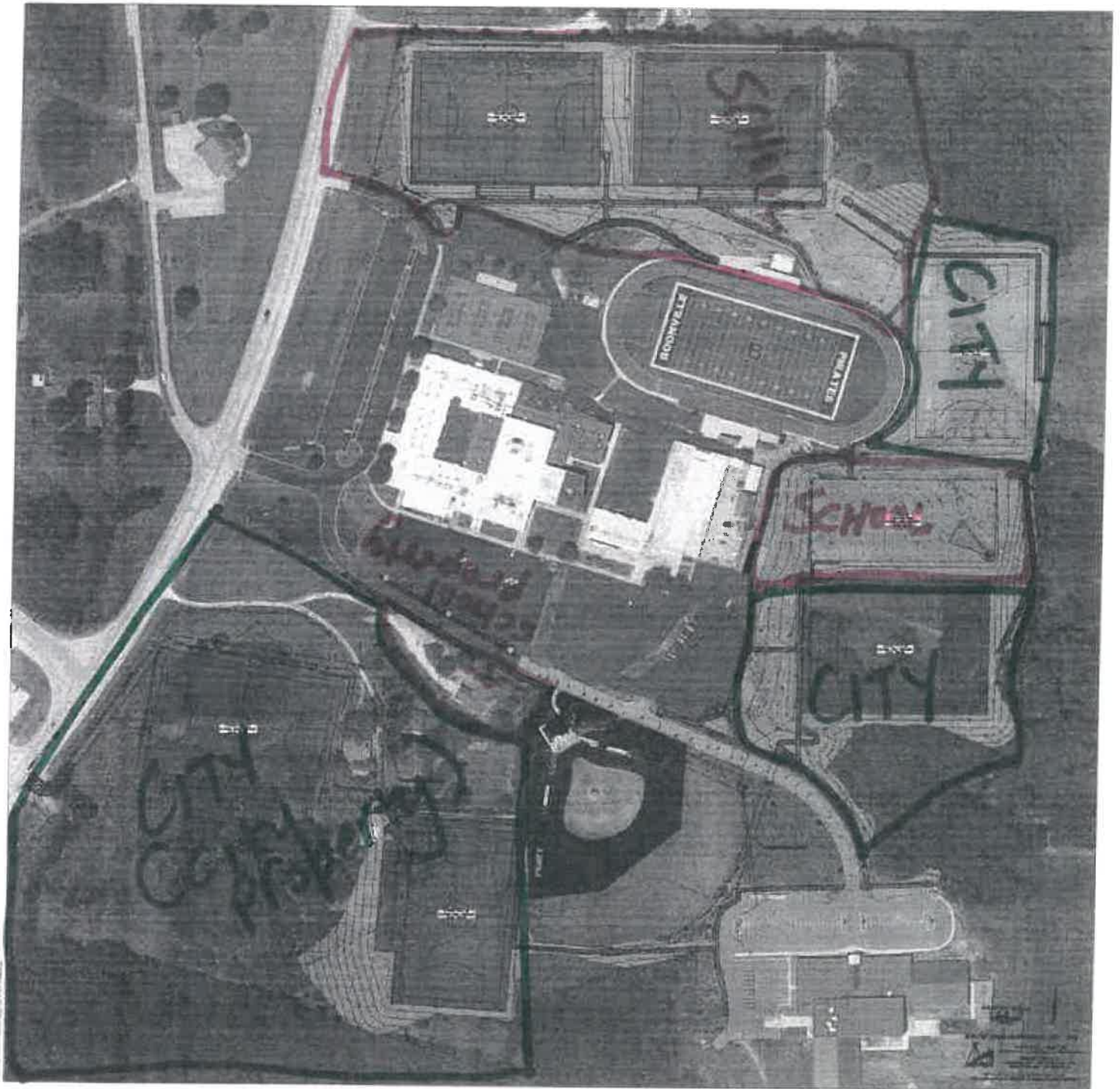
(SEAL)

(SEAL)

BOONVILLE SOCCER ACADEMY, INC

By: _____
President

MANAGER



**CITY OF BOONVILLE
PLANNING AND ZONING COMMISSION MEETING
MINUTES OF JUNE 11, 2019**

VOTING MEMBERS PRESENT

- 1) Dick Casanova
- 2) David Day
- 3) Steve Hage, Building Inspector
- 4) Whitney Venable, City Council
- 5) Joe Novy
- 6) Matt Billings, Chairman
- 7) Ted Bleil

VOTING MEMBERS ABSENT: Ned Beach

STAFF/PRESENTERS/GUESTS

Kate Fjell
M.L. Cauthon
Cole Potter, Custom Creations Landscaping
Jerry Quinlan
Rob Worthington, CMCA Representative
Don Campell, Alliant Bank
John

NOTICES AND EXHIBITS: Posted and available on Thursday, June 6 at 9:56AM at City Hall.

1. **CALL TO ORDER:** Chairman Billings called the meeting to order at 6:04 p.m. Roll call was taken with eight (7) of eight (8) members present constituting a quorum.
2. **MINUTES:** Mr. Cassanova moved, and Mr. Venable seconded a motion that the minutes be approved as presented. Motion carried unanimously.
3. **HEARING OF PUBLIC COMMENTS:**
Mr. Jerry Quinlan stated that he was here to discuss the development of his tract of land at Boone Village Estates. The tract does not abut a city street, but there is an easement; not as wide as City requires. He would like permission for a potential buyer to build on the lot.
4. **OLD BUSINESS**
 - a. Update on medical marijuana ordinances
Ms. Fjell stated that since the May P&Z meeting, the Council has taken up the issue of amending the zoning code to allow manufacturing, cultivation and testing of medical marijuana in C-2 and dispensaries in C-1 zones. The Council has not taken up the issues of setbacks and operating hours for dispensaries yet, as Doug Abele is still reviewing. The intention of staff is for this to go before Council in July; the 100 foot set back and the operating hour limitations will be included in this ordinance.

5. NEW BUSINESS:

a. CMCA Office Building Addition- 385 W. Ashley Road

Mr. Hage introduced the site plan for CMCA and the CMCA representative, Rob Worthington. Mr. Hage stated that CMCA's current office building is for sale and they are looking to build a permanent location for their office. The lot owned by CMCA on Ashley Road is in a C-1 zone and they are allowed to have more than one building on the property and there is a 0 foot setback from the road.

Mr. Hage explained that the siting of the new 1600 square foot building is the only significant addition to the site. They are not adding any new parking. There will be a small 5 foot sidewalk connecting the building to the parking lot. Steve stated that there would be minimal additional stormwater drainage to the site.

Mr. Hage also stated that it meets the corridor standards, it has a brick wainscoting with Hardy board siding on the building. Mr. Hage recommends the building addition be approved.

Mr. Day stated that in the future he believes the Commission should have a full, new site plan for a location even when they are modifying or adding to a previously approved tract of land.

Mr. Venable moved and Mr. Cassanova seconded a motion to approve the building addition at 385 W. Ashley Road. Ayes: Day, Novy, Cassanova, Venable, Billings, Hage, Bleil (7); Nays: None (0); Abstain: (0)

b. Alliant Bank Solar Panel installation- 1910 Main Street

Mr. Hage stated that Alliant Bank would like to install ground mount solar panels on the lot adjacent to the bank. The lot is zoned C-1 and ground mount solar installations are allowed in the City. Codes do require screening and landscaping, which Alliant Bank has included in their site plan.

Mr. Campbell explained that on the north side of the lot, there would be taller trees as a screen, but the south, east and west would have lower profile landscaping to allow the solar panels to work. He also stated that under the solar panels would be rock and minimal trenching is required for the installation. Mr. Campbell also stated that the bank is undertaking extensive landscaping at both lots and the purpose is to blend the two lots into one.

Mr. Hage moved and Mr. Bleil seconded a motion to approve the solar panel installation at 1910 Main Street. Ayes: Day, Novy, Cassanova, Venable, Billings, Hage, Bleil (7); Nays: None (0); Abstain: (0)

c. Cooper County minor subdivision Request

Ms. Fjell stated that Cooper County desires to split the 10.8 acre parcel into two lots for potential future development. Mr. Hage stated that the minor subdivision meets all requirements set by Ordinance.

Mr. Novy moved and Mr. Venable seconded a motion to approve the minor subdivision at Cooper County Medical Park. Ayes: Day, Novy, Cassanova, Venable, Billings, Hage, Bleil (7); Nays: None (0); Abstain: (0)

d. Review and Discussion of Quinlan Developments- Boone Village Estates

Mr. Hage stated that this has been a long standing issue for the City and Mr. Quinlan. The entire Boone Village Estates area is zoned C-2 and it is unknown how or why the apartments were built in this area. Mr. Quinlan has expressed interest in selling his lot he owns in this area; Mr. Hage stated again that it is unknown how or why the lot Mr. Quinlan owns came about since it does not meet the requirements for a minor subdivision. Mr. Hage said regardless of the history, the situation now exists, and it is up to the Commission to determine how and if development can occur on the lot.

Mr. Hage stated that the potential use would be a soft commercial building for vehicle or RV storage.

Mr. Day asked if Mr. Quinlan intends to widen or utilize the 50 foot easement for the development. Mr. Quinlan stated that the buyer would use the existing private drive which would be extended onto Mr. Quinlan's tract.

Mr. Billings asked if there are other examples of private drives or access challenges in town. Mr. Hage stated that yes, there are several private drives in the City. He also stated that although private drives are not preferred; they are allowed by City ordinance.

Mr. Hage also stated that a site plan for the lot would be reviewed and approved by planning and zoning should development occur; Mr. Quinlan just needs guidance on if we would allow development so he can proceed with marketing and selling the lot.

Mr. Billings stated that since the Commission isn't setting new precedence, that it should be allowed so a lot could be used productively in the City.

Mr. Venable moved and Mr. Hage seconded a motion to approve the use of the easement and private drive to access the lot owned by Mr. Quinlan at Boone Village Estates. Ayes: Day, Cassanova, Venable, Billings, Hage, Bleil (6); Nays: None (0); Abstain: Novy (1)

6. MISCELLANEOUS: None

7. ADJOURN: Mr. Hage moved and Mr. Novy seconded the motion to adjourn the meeting with all Commissioners voting in favor at 6:40 PM.

NEXT REGULAR MEETING: July 9, 2019

Kate Fjell
Asst. to City Administrator

**Cemetery Board
MEETING
May 23, 2019**

NOTICE POSTED: Tuesday, May 21, 2019 at 2:50 pm

The Cemetery Board met at City Council Chambers, 525 East Spring Street, Boonville, MO 65233

Voting Members Present; LaDonna Drew and Liz Davis. Non-Voting Members Present; Kate Fjell, Asst. City Administrator and Paul Linhart, Parks Foreman.

Voting Members absent were Shirley McGowan, Judy Shields, Helen Fisher. Council Representative Henry Hurt was absent.

Without a quorum of voting members, the meeting was cancelled.

Respectfully submitted,
Kate Fjell

**BOARD OF PUBLIC WORKS
MEETING
May 30, 2019**

NOTICE POSTED: Friday, May 24, 2019 8:58 am

The Board of Public Works met at the City Services Building at 1200 Locust, 5:30 p.m. May 30, 2019. The following voting members were present: Ed Scrivner, TC Meller, Judy Stock and Van Donley. Susan Meadows, Council Representative and M. L. Cauthon III, Director of Public Works, were also present.

ABSENT or EXCUSED: None

MINUTES:

Minutes of the March 28, 2019 Board of Public Works meeting were approved as presented. The motion to accept was made by Mrs. Stock, seconded by Mr. Donley. Voting yes: Scrivner, Meller, Stock and Donley. Voting no: none.

PUBLIC COMMENTS: None

ACCOUNTS:

Motion was made by Mr. Donley to approve the bills to be paid June 3, 2019. The motion was seconded by Mrs. Stock. Voting yes: Scrivner, Meller, Stock and Donley. Voting no: none.

OLD BUSINESS: None

NEW BUSINESS: None

MISCELLANEOUS:

Mr. Cauthon briefed the board on the impacts of the on-going Missouri River flooding.

ADJOURN:

With no further business, the meeting was adjourned at 5:44 p.m. with a motion from Mr. Donley, seconded by Mr. Scrivner. Voting yes: Scrivner, Meller, Stock and Donley. Voting no: none.

Respectfully submitted,

M. L. Cauthon III

Approved by:

Ed Scrivner, Chairman

**City of Boonville
Police Board Minutes From
June 10, 2019**

NOTICE POSTED-Wednesday, May 29, 2019 at 3:33 P.M.

- 1. Meeting was called to order at 7:10 P.M. by Chairman Michael Drew**
 - A. Members Present: Michael Drew, Tom Halford, Gene Cummins, City Council Representative Henry Hurt, and Chief Bobby Welliver**
- 2. Members Absent: Ralph Twillman and Brett Cooper**
- 3. Guests Present: None**
- 4. Public Comments: None**
- 5. Tom Halford made the motion to approve the minutes from the February 11, 2019 and April 8, 2019 meetings which was seconded by Gene Cummins. Motion was approved by unanimous vote.**

Reports

A. Chief Welliver

- 1. The new K9 Vehicle is in service.**
 - 2. Nolan Shikles Resigned from the department to take a position at the Cooper County Sheriff's Department.**
 - 3. We hired Mike Wise and Zachery Bishop, and both are completing their Field Training. We have also hired Sam Cramer who will be graduating Basic Academy in June and will begin his Field Training on June 23, 2019. We still need to hire one more officer.**
- 6. Unfinished Business**

A. Both Dodge Durango Police Vehicles arrived. They were set-up and one is now in service and the other should be shortly. Our 2018 Ford Explorer was converted into the new K9 vehicle and should last for many years since it is a single driver vehicle.

7. New Business:

A. We have signed up our Communications Officer's for online training through Virtual Academy which is the same company used by our Officer's for their annual training and is sponsored by the Missouri Police Chief's Association. Although Communications Officer's within the State of Missouri have some mandated training it is limited. We felt we should train our Communications Officer's to a higher level than the state requires.

B. We applied for a grant through the Missouri Police Chief's Association from the Missouri Department of Transportation Division of Highway Safety for an on-line training grant. We were approved for \$1,430.00 which will train all our full-time police officers in the mandated hours required by the P.O.S.T. Commission in Missouri for 2019.

8. Miscellaneous:

A. None

9. Tom Halford made the motion to adjourn which was seconded by Gene Cummins. Motion was approved by unanimous vote.

Meeting Adjourned At 7:40 P.M.

Respectfully Submitted,



Chief Bobby Welliver

**City of Boonville
Boonville Historic Preservation Advisory Commission
Cancelled Meeting
June 10, 2019**

**6:00PM
City Council Chamber
525 East Spring Street
Boonville, MO 65233**

The Monday, June 10, 2019 meeting of the Boonville Historic Preservation Advisory Commission has been cancelled due to lack of agenda items. The next scheduled meeting will be Monday, July 8, 2019.

VACANT COMMITTEE POSITIONS & COMMITTEE APPOINTMENTS

Airport

Vacant – 4

Architectural Review Committee

Vacant – 5

Board of Adjustments

Vacant – 2

BOCA Board of Appeals

Vacant-1

Cemetery Board

Vacant – 1

Parks and Recreation Board

Vacant – 4

Planning and Zoning Commission

Vacant – 1

Tourism Committee

Vacant – 3

Transportation Development District Committee

Vacant – 1

Public Works Monthly Report
May 2019

WWTP:

Total flow processed - 53,100,000 gallons

Average daily flow - 1,713,000 gallons

Sludge disposed - 112.49 tons

Remarks: Contractor, Mid-Mo Environmental returned to completed concrete sealing in clarifier #1 trough. On May 23 Ameren Missouri disconnected power from Lift Station #1 as flood water reached the meter base. Lift station running on generator power.

WTP:

Gallons pumped from river - 31,700,000 gallons

Gallons pumped to customer - 27,521,000 gallons

Remarks:

Water Distribution / Sewer Collection:

Installed or renewed water service - 3

Remarks - Repaired 8" water main leak at 809 Krohn Street; replaced meter pit at Boonville Estates; 906 Locust Street; replaced meter at 214 E. Morgan Street, 1310 Lyric Court and 1016 Grace Lane; repaired 4" sewer main connection at 719 Locust Street; replaced manhole ring and lid at transfer station; assisted with continuing construction of new animal shelter; jetted pit drain lines at transfer station; routine sewer line jetting.

Street Department:

Completed Hail Ridge Sewer main extension project; started construction of retaining wall at soccer field; continued with construction at animal shelter; repaired street cuts; painted parking lot striping at aquatic center; continued with cutting and hauling storm damaged tree limbs.

Central Garage:

Vehicles serviced and inspected - 12

Vehicle and equipment repairs - 1

Remarks: Supervised street crew in absence of street foreman; Supervised crack sealing.

Weather (recorded at City Services Bldg.):

Average Temperature - 65.2° F

High Temperature - 88.8° F, May 16

Low Temperature - 41.8° F, May 12

Total Rain - 6.19"

Maximum Rain - 1.58", May 21

Project Status:

1. WWTP Flow Equalization Basin. Contractor; Lehman Construction. Project substantially complete. Continuing with startup and testing.
2. Main Street Mill and Overlay. Capital Paving. Subcontractor Watson Concrete on site for ADA ramps and spot repairs



REPORT OF OPERATIONS

Boonville, Missouri

Water Treatment Plant

May 2019

Submitted by Alliance Water Resources, Inc.

June 17, 2019

City Council Meeting

**OUR
MISSION**

We partner with communities to deliver the finest water and wastewater services available at a competitive price. We are committed to keeping water safe and clean while serving people and taking care of communities with improved technical operations, careful management and financial oversight, and ensured regulatory compliance.

Alliance Water
Resources, Inc.

206 S. Keene St.
Columbia, MO
65201

(573)874-8080

May 2019

Administrative

- Miles attended new employee orientation in Columbia
- Mark took bereavement leave.

Treatment

- Normal operations and maintenance were performed this month.
- Mice chewed through an electrical connection at the river generator.
- Krohn Tower was put back online following inspection.
- Aerator was put back online.
- Sprint communications contractor was at the Krohn tower for a week.
- John Deere working on the booster station generator.
- Purchased a Hach DR 900 colorimeter for the laboratory
- Replace a UV bulb in the transfer UV reactor.

Project Updates

- Waiting for Alliance pump to repair the flocculators.
- Roof project completed.

Safety

- Had the plant on lockdown following the shooting at Harley Park.

Regulatory

- Ten Microbiological samples were taken in the distribution system. All samples tested were absent of Total Coliform and E-Coli. Report sent to DNR. (see attached)
- Krohn tower passed bacteria testing prior to being put back online.
- The Cryptosporidium and Giardia sampling from the river was completed for this month. It is a yearlong study.

Concerns for the Month

- River flooding.

Positives for the Month

- No major operational impact from the river flooding.

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Alliance Water Resources, Inc.

**206 S. Keene St.
Columbia, MO
65201**

(573)874-8080

PHOTOS

DR900



ROOF PROJECT





MISSOURI DEPARTMENT OF NATURAL RESOURCES
WATER PROTECTION PROGRAM – PUBLIC DRINKING WATER BRANCH
MONTHLY UV OPERATION REPORT

1. PUBLIC WATER SYSTEM NAME City of Boonville		PWS ID MO3010089		2. MONTH / YEAR May 2019	
ADDRESS 901 Riviera Drive		TELEPHONE NUMBER WITH AREA CODE 660-882-4021		EMAIL ADDRESS tbaslee@alliancewater.com	
CITY Boonville		ZIP CODE 65233		COUNTY Cooper	
3. Unit	4. Total Run Time (hrs)	5. Total Volume (MG)	6. Dosage (mJ/cm ²)	7. Number of Off-Specification Events	8. Total Off-Specification Volume (MG)
1 - Transfer	130.75	25.317	6.2	0	0
2 - Tower	41.75	7.720	4.9	0	0
9. TOTAL VOLUME OF OFF-SPECIFICATION WATER PRODUCED (MG) [A] 0.00			10. TOTAL VOLUME OF WATER PRODUCED (MG) [B] 33.037		
11. PERCENT OF OFF-SPECIFICATION WATER PRODUCED ([A]/[B]*100) 00.00%			12. PERCENT OF OFF-SPECIFICATION WATER PRODUCED <5 PERCENT ☒ YES ☐ NO		
13. Of the <u>8</u> sensors, <u>8</u> have been checked for calibration and <u>8</u> were within the acceptable range of tolerance.					
14. The following reactors had a sensor correction factor		Unit	Sensor correction factor		
15. COMMENTS					
16. NAME OF PERSON PREPARING REPORT Todd Baslee		17. SIGNATURE OF RESPONSIBLE OFFICIAL 		DATE 6/10/2019	

MO 780-2208 (06-13)



MISSOURI DEPARTMENT OF NATURAL RESOURCES
WATER PROTECTION PROGRAM – PUBLIC DRINKING WATER BRANCH
**DISINFECTION AND TURBIDITY REPORT FOR SURFACE WATER
SYSTEMS < 10,000 POPULATION**

PWS NAME City of Boonville		PWS ID MO 3010089	MONTH May
ADDRESS 901 Riviera Drive		TELEPHONE NUMBER WITH AREA CODE (660) 882-4021	YEAR 2019
CITY Boonville	ZIP CODE 65233	COUNTY Cooper	PLANT Main

SEE INSTRUCTIONS

DISTRIBUTION DISINFECTION

1. Number of samples analyzed, A: 10
 2. Number of samples below 0.2 mg/L, B: 0
 3. Avg. disinfectant residual for the month 2.51 mg/l
- [(A-B)/A] x 100 = C: 100 % meeting minimum disinfection required.

TURBIDITY

1. Total number measurements taken monthly, A: 188
 2. Number of measurements below 0.3 NTU, B: 188
- [B/A] x 100 = C: 100 % meeting turbidity requirements.

Date	Hours of operation	Finished water temperature (C)	Lowest disinfectant at entrance to distribution system (mg/L)	Highest turbidity measurement of the day	Duration disinfectant fell below 0.5 mg/L free Cl ₂ or 1 mg/L chloramines	Value of turbidity measurements that exceed	
			☐ Free Chlorine ☒ Chloramines			1NTU	5 NTU
1	7.0	16	2.73	.03			
2	4.25	16	1.58	.02			
3	5.5	16	2.44	.02			
4	5.75	16	2.35	.02			
5	4.0	16	2.14	.03			
6	6.75	16	1.84	.03			
7	3.0	16	2.25	.03			
8	7.0	16	1.98	.03			
9	6.0	17	2.28	.06			
10	6.0	17	2.22	.04			
11	5.0	17	2.22	.02			
12	4.5	17	2.13	.02			
13	5.5	19	1.82	.03			
14	5.25	20	2.33	.03			
15	7.0	16	2.26	.02			
16	6.0	18	2.20	.03			
17	5.5	17	2.51	.02			
18	5.75	18	2.41	.03			
19	4.25	19	2.11	.02			
20	6.0	18	1.74	.03			
21	4.75	19	1.93	.03			
22	5.25	18	2.03	.03			
23	5.0	19	1.47	.04			
24	5.75	19	1.92	.03			
25	5.5	18	2.09	.05			
26	4.75	20	2.07	.08			
27	4.5	20	1.96	.04			
28	8.25	20	1.85	.16			
29	6.5	22	2.05	.09			
30	5.5	21	2.02	.04			
31	6.75	21	1.94	.03			

NAME OF PERSON PREPARING REPORT Todd Baslee	SIGNATURE OF RESPONSIBLE OFFICIAL 	DATE 6/10/2019
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MO 780-1804 (07-13)

INSTRUCTIONS: DISINFECTION AND TURBIDITY REPORT FOR SURFACE WATER SYSTEMS <10,000 POPULATION

Please fill out information completely and legibly.

Distribution Disinfection

1. On line 1, enter the total number of samples from the distribution system analyzed for residual disinfectant concentration (total chlorine or combined chlorine) during the month. The residual disinfectant concentration measurements must be taken at the same time and location as your routine monthly coliform samples. This is the value for A.
2. On line 2, enter the number of samples for the distribution systems that had less than 0.2 mg/L residual disinfectant concentration. This is the value for B.
3. Subtract B, from A. (A-B). Divide that number by A. Then multiply by 100. This will give you the value for C. For example: if A= 20 and B= 3, then $C = [(20-3)/20] \times 100 = 85\%$
4. On line 3, enter the arithmetic average for all residual disinfectant samples taken during the month.

Turbidity:

- 1 On line 1, enter the total number of combined filter turbidity measurements taken during the month. This is the value for A.
- 2 On line 2, enter the number of combined filter turbidity measurements taken during the month, which are less than or equal to 0.3 NTU.

This is the value for B.

- 3 Divide B, by A. (B/A). Then multiply that number by 100. This will give you the value for C. For example: if A = 120 and B = 117, then $C = (117/120) \times 100 = 97.5\%$

Hours of operation:

For each day, record the number of hours each water treatment plant was in operation.

Finished Water Temperature

For each day, record the temperature of water entering the distribution.

Lowest Residual Disinfectant at Entrance to Distribution System:

For each day, record the lowest measurement of residual disinfectant concentration (mg/L) in water entering the distribution system (free available chlorine or chloramines).

Duration Residual Disinfectant Fell Below Requirement:

For each day, record the duration (hours, tenths) of each period (if any) when the residual disinfectant concentration in water entering the distribution system fell below 0.5 mg/L free chlorine or 1 mg/L chloramines. Note: should this occur the public water system must notify the department as soon as possible, but no later than by the end of the next business day.

The Highest Turbidity Reading for the Day:

For each day, record the highest turbidity reading on the combined plant effluent during the plants operational period.

Value of Turbidity Measurements that exceed 1 NTU and 5 NTU:

For each day, record the value of any turbidity measurements taken during the month, which exceed 1 NTU and 5 NTU. Note: should this occur the public water system must notify the department as soon as possible, but no later than the end of the next business day.

INDIVIDUAL FILTER MONITORING AND REPORTING

- 1 Was each filter continuously monitored for turbidity and results recorded every 15 minutes? Yes
- 2 Was there a failure of the continuous turbidity monitoring equipment? No
If yes on 2, was the equipment repaired within 5 working days or 14 days with department approval? N/A
If yes on 2, was grab sampling done every four hours until failure corrected? N/A
- 3 Was any individual filter turbidity level >1.0 NTU in two consecutive measurements taken 15 minutes apart? No
If yes, perform follow-up actions step 1.
- 4 Was any individual filter level for three months in a row > 1.0 NTU in two consecutive recordings taken 15 minutes apart? No
If YES, perform follow-up actions step 2
- 5 Was any individual filter turbidity level > 2.0 NTU in two consecutive recordings taken 15 minutes apart for two consecutive months? No
If YES, perform follow-up actions step 3

FOLLOW-UP ACTIONS to PERFORM

1. Report filter numbers, turbidity measurements that exceed 1 NTU and dates the exceedances occurred and causes if known.
2. Conduct a self-assessment of the filters within 14 days of the triggering event. The system must report the date self-assessment was triggered and the date it was completed.
3. The system must arrange to have a comprehensive performance evaluation performed not later than 60 days following the triggering event. The evaluation must be completed and submitted to the department within 120 days following the triggering event.

The Missouri Department of Natural Resources-Public Drinking Water Branch recommends contacting your local regional office if any individual filter exceeds 1.0 NTU, the lowest trigger in the individual filter standards.



MO 780-0438 (05-13)

Return completed form to Department of Natural Resources, Public Drinking Water Branch, P.O. Box 176, Jefferson City, MO 65102-0176



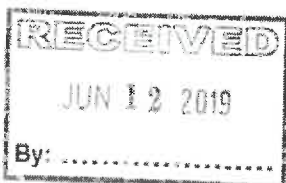
Missouri Gaming Commission State/Local Allocation of Gaming Revenues

RPT MGC/3

For the Period 5/1/2019 through 5/31/2019

Year beginning 5/1/2019

Gaming Date	Day	Admission Tax Remitted	Gaming Tax Remitted	Total Tax Remitted	State & Local Portion of Adm Tax	State Portion of Gaming Tax	Local Portion of Gaming Tax	Total Local Adm & Gaming Tax
Isle of Capri IB								
05/01/2019	Wednesday	\$6,558.00	\$28,694.39	\$35,252.39	\$3,279.00	\$25,824.95	\$2,869.44	\$6,148.44
05/02/2019	Thursday	\$7,494.00	\$46,346.15	\$53,840.15	\$3,747.00	\$41,711.54	\$4,634.61	\$8,381.61
05/03/2019	Friday	\$11,300.00	\$64,311.25	\$75,611.25	\$6,650.00	\$57,880.13	\$6,431.12	\$12,081.12
05/04/2019	Saturday	\$13,104.00	\$83,689.74	\$96,793.74	\$8,552.00	\$75,320.77	\$8,368.97	\$14,920.97
05/05/2019	Sunday	\$8,006.00	\$50,194.77	\$58,200.77	\$4,003.00	\$45,175.29	\$5,019.48	\$9,022.48
05/06/2019	Monday	\$4,390.00	\$23,069.21	\$27,459.21	\$2,195.00	\$20,762.29	\$2,306.92	\$4,501.92
05/07/2019	Tuesday	\$6,052.00	\$46,461.63	\$52,513.63	\$3,026.00	\$41,815.47	\$4,646.16	\$7,672.16
05/08/2019	Wednesday	\$6,338.00	\$33,589.09	\$39,927.09	\$3,166.00	\$30,230.18	\$3,358.91	\$6,527.91
05/09/2019	Thursday	\$7,208.00	\$41,033.70	\$48,241.70	\$3,604.00	\$36,930.33	\$4,103.37	\$7,707.37
05/10/2019	Friday	\$11,292.00	\$62,362.62	\$73,654.62	\$6,646.00	\$56,126.36	\$6,236.26	\$11,882.26
05/11/2019	Saturday	\$14,452.00	\$62,569.11	\$77,021.11	\$7,226.00	\$56,312.20	\$6,256.91	\$13,482.91
05/12/2019	Sunday	\$11,650.00	\$62,387.45	\$74,037.45	\$5,825.00	\$56,148.71	\$6,238.74	\$12,063.74
05/13/2019	Monday	\$4,860.00	\$16,069.55	\$20,929.55	\$2,430.00	\$14,462.60	\$1,606.95	\$4,036.95
05/14/2019	Tuesday	\$6,508.00	\$46,871.85	\$53,379.85	\$3,254.00	\$42,184.67	\$4,687.18	\$7,941.18
05/15/2019	Wednesday	\$5,412.00	\$32,724.91	\$38,136.91	\$2,705.00	\$29,452.42	\$3,272.49	\$5,978.49
05/16/2019	Thursday	\$7,162.00	\$36,260.49	\$43,422.49	\$3,581.00	\$34,434.44	\$3,826.05	\$7,407.05
05/17/2019	Friday	\$9,632.00	\$48,268.91	\$57,898.91	\$4,816.00	\$43,440.22	\$4,826.69	\$9,642.69
05/18/2019	Saturday	\$12,070.00	\$75,474.68	\$87,544.68	\$6,035.00	\$67,927.21	\$7,547.47	\$13,582.47
05/19/2019	Sunday	\$10,484.00	\$62,241.49	\$72,725.49	\$5,242.00	\$56,017.34	\$6,224.15	\$11,466.15
05/20/2019	Monday	\$4,958.00	\$35,406.11	\$40,364.11	\$2,479.00	\$31,865.50	\$3,540.61	\$6,019.61
05/21/2019	Tuesday	\$4,904.00	\$28,094.69	\$32,998.69	\$2,452.00	\$25,285.22	\$2,809.47	\$5,261.47
05/22/2019	Wednesday	\$5,438.00	\$25,200.22	\$30,638.22	\$2,719.00	\$22,680.20	\$2,520.02	\$5,239.02
05/23/2019	Thursday	\$7,910.00	\$41,431.26	\$49,341.26	\$3,955.00	\$37,288.13	\$4,143.13	\$8,098.13
05/24/2019	Friday	\$10,132.00	\$57,433.64	\$67,565.64	\$5,066.00	\$51,690.28	\$5,743.36	\$10,809.36
05/25/2019	Saturday	\$16,376.00	\$88,735.03	\$105,111.03	\$8,188.00	\$79,861.53	\$8,873.50	\$17,061.50
05/26/2019	Sunday	\$11,524.00	\$62,185.23	\$73,709.23	\$5,762.00	\$56,966.71	\$6,218.52	\$11,980.52
05/27/2019	Monday	\$7,822.00	\$41,760.42	\$49,582.42	\$3,911.00	\$37,584.38	\$4,176.04	\$8,087.04
05/28/2019	Tuesday	\$4,888.00	\$16,262.41	\$21,150.41	\$2,444.00	\$14,636.17	\$1,626.24	\$4,070.24
05/29/2019	Wednesday	\$4,594.00	\$20,130.29	\$24,724.29	\$2,297.00	\$18,117.26	\$2,013.03	\$4,310.03
05/30/2019	Thursday	\$7,224.00	\$38,424.69	\$45,648.69	\$3,812.00	\$34,582.22	\$3,842.47	\$7,454.47
05/31/2019	Friday	\$11,498.00	\$62,644.72	\$74,142.72	\$5,749.00	\$56,380.25	\$6,264.47	\$12,013.47
Casino Report Totals		\$261,240.00	\$1,442,327.70	\$1,703,567.70	\$130,620.00	\$1,298,094.97	\$144,232.73	\$274,852.73
Casino YTD Totals		\$261,240.00	\$1,442,327.70	\$1,703,567.70	\$130,620.00	\$1,298,094.93	\$144,232.77	\$274,852.77



Thursday, June 6, 2019

*Note: The figures contained in this report may be subject to adjustment.
Wide Area Progressive Jackpot Contribution Reported as Manual Jackpot on Third Saturday of Month

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