Open Citizen Comment Procedure

1) Public Hearings – Any citizen is allowed to ask questions and/or make comments during any public hearing scheduled for a particular issue.

2) “Citizen Communication” – Public comment can be provided on any item on the agenda or on issues affecting the City not on the agenda. Public comments should generally be limited to 3-5 minutes. Citizens are encouraged (but not required) to contact City Administration one week prior to the meeting, preferably in writing, to be placed on the agenda. Doing so provides Council an opportunity to give consideration to the issue/comment.

Rolla City Council Meeting
Monday, May 15, 2017
901 North Elm Street
City Hall Council Chambers
6:30 P.M.

COUNCIL PRAYER
Ministerial Alliance

PLEDGE OF ALLEGIANCE
Councilman Steven Jung

I. PUBLIC HEARINGS
   A) Ordinance Approving the Rezoning of 2106 Vichy Road from R-1 (Single Family District) to C-O (Office District) Zoning (Parks) – (Community Development Director John Petersen) – First Reading
   B) Ordinance Rezoning all of Lot 9 of the Kayser North Hills Subdivision No. 2 from R-1 (Single Family District) to R-3 (Multi-Family District) Zoning (The Lodges at Rolla) – (Community Development Director John Petersen) – First Reading

II. SPECIAL PRESENTATIONS
   A) Rolla Municipal Utilities (RMU) FY 2017 Second Quarter Report – Rolla Municipal Utilities General Manager Rodney Bourne

III. OLD BUSINESS
   A) Ordinance Amending Section 42-788(c) of the Rolla City Code – Outdoor Storage Forum Plaza – (City Administrator John Butz) – Final Reading

IV. NEW BUSINESS
   A) Ordinance Approving the Final Plat of The Lodges at Rolla Subdivision (The Lodges at Rolla) – (Community Development Director John Petersen) – First Reading

V. CLAIMS and/or FISCAL TRANSACTIONS
   A) Motion Awarding Bid for Project 401 – Salem Ave. Overlay & Curb Ramp Improvements &; an Ordinance Authorizing the Mayor to Enter into a Contract with Donald Maggi, Inc., for Same – (Public Works Director Steve Hargis) – Motion/First Reading
VI. MAYOR/CITY COUNCIL COMMENTS
   A) Motion Appointing Ms. Diana L. Ahmad to the Library Board to Replace Mr. Tom
       Sager who Resigned (May 2020) – Motion
   B) Motion Appointing Finance/Audit Committee – Motion
   C) Motion Appointing Environmental Services Committee – Motion

VII. CITIZEN COMMUNICATION
   A) Open Citizen Communication

VIII. COMMENTS FOR THE GOOD OF THE ORDER

IX. CLOSED SESSION
    Pursuant to RSMo. 610.021(12), the Rolla City Council will discuss the following in Closed
    Session:
    A) Real Estate

X. ADJOURNMENT
CITY OF ROLLA
CITY COUNCIL AGENDA

DEPARTMENT: Community Development  ACTION REQUESTED: First Reading

ITEM/SUBJECT: Request to re-zone real estate located at 2106 Vichy Road from R-1 Single Family District) zoning to CO (Office District) zoning.

(Parks)

DATE: 5-15-2017

GENERAL INFORMATION:

CASE #: 4-20-2017

APPLICANT/STATUS OF APPLICANT: The subject property is owned by William Frank Parks and Carol Ann Parks. The owners reside at 1957 San Fernando Court, Rolla, Missouri, 65402. The property is subject to the terms and conditions as specified in the attached Application for Rezoning of Real Estate and the General Warranty Deed reflecting ownership of said property and signed on behalf of the applicant. Email address: cparks@fidnet.com Phone: (573) 364-1046.

CURRENT ZONING/PROPOSED LAND USE: The subject property is zoned R-1 single family. The development pattern in the entire area is primarily residential – mostly older, single family dwellings that have been converted to multi-family use to serve the housing needs of students attending MS&T. The applicants/owners are requesting a re-zoning for the property located at 2106 Vichy Road from R-1 single family to C-O (Office District) zoning. The C-O district is designed to be a more restrictive zoning district, intended for office type businesses primarily to benefit people residing in adjacent residential neighborhoods.

All uses permitted in any residential district are permitted in C-O district, excluding customary agricultural activities. Offices for professional business use involving the sale or provision of services are allowed, but not the sale or rental of goods at this location.

The lot at 2106 Vichy Road consists of 11,669 square feet (.30 acre). The minimum lot area for C-O zoned parcels is 6,000 square feet. The maximum building coverage per lot is 40% or (4,667.60 sq ft.) for this property. The subject property can easily accommodate this requirement along with all setbacks required under code. C-O zoning does not require mandatory open space zoning (25%), and limits building coverage to 40%. The highest and best use of this property is residential and office development based on the adjoining development pattern.

LOCATION OF RE-ZONING: The Assessor’s Account Number for 2106 Vichy Road is 6876 and can be used to identify the exact position of a given property. See the attached map and legal description.

ENGINEER OF RECORD: HKR Missouri Engineering Company, P.O. Box 13, Rolla, Mo. Mr. Joe Hoferlie, Phone # 573-364-4003.

I.A.
SURROUNDING ZONING/LAND USE:

North --- R-1/Residential  
South --- R-1 & R-2 / Residential  
East --- R-1 & R-3 / Residential  
West --- R-1 / Residential

PROJECT DESCRIPTION: The applicant has stated his intent to re-model or expand the existing building located at 2106 Vichy Road to serve as a professional office building. No commercial activity involving the sale or rental of goods out of this location. To accomplish this goal under current zoning law, as found in Rolla’s Planning and Zoning Code, no open space is required, although all other issues, such as setbacks, maximum building height rules, and lot coverage standards will apply. The Parks’ project meets all requirements.

FINDINGS: The City Council may consider the following factors in their recommendation to approve, approve with conditions or deny the re-zoning request:

1. Neighborhood character/impact: The proposed project will not negatively impact the character of the surrounding area. The predominant zoning in the area is R-1 and the actual land use is mostly low to moderate intensity residential. The applicants are requesting C-O zoning. This scale of land use should not generate high traffic flow. The total, estimated housing density should not exceed 10 units per acre.

2. Consistency with the Rolla 2020 Comprehensive Plan Update: The Future Land Use Map found in the Rolla 2020 Comprehensive Plan Update adopted by City Council in 2006 shows the subject property as being suitable for moderate residential use.

The Rolla 2020 Future Land Use Map is not intended to remain static or unchanged over time, but should be revised by the Planning and Zoning Commission and the City Council to reflect changing development trends and growth opportunities. The Future Land Use Map and text did address policy regarding the importance of infill development and redevelopment stating: “The City will encourage infill Development on vacant or underutilized parcels where infrastructure and public services are readily available.... ” The proposed project meets this policy guideline.

3. Adequacy of Utilities & Public Services: All public utilities and services are available to the subject property to support the development as outlined in this report. The site is located within the service area of the Rolla Fire Department.

4. Impact on Streets and Parking: The proposed development will generate additional vehicular traffic volume, but, given the nature of the project, the project can be satisfied by the existing site. The owner will be required to provide off-street parking spaces of
sufficient number to meet all planning needs for visitors/employees. Traffic flow on Vichy Road is high at times. The existing office will require at least 6-7 off-street parking spaces, which can be accommodated with existing space on site.

Vichy Road is considered to be a collector. Typically, collectors are designed to carry 10,000 vehicles per day. At this location, Vichy Road and Valli-Hi Street generates only 1997 ADT (average daily traffic). This relatively low count suggests that there is an adequate supply of traffic flow capacity.

5. **Physical Characteristics:** The subject property drains to the north. No part of the property proposed for re-zoning is located within an identified 100 year flood plain. Due to the size of development the developer will not be required to provide storm water improvement plan or an erosion control/sediment plan that would apply during construction.

6. **Suitable for Re-Zoning:** The subject property as described in this report is suitable for rezoning as proposed for office use.

**PUBLIC COMMENT/ISSUES:** The proposed rezoning was advertised in the RDN on April 24, 2017. Notice was sent to adjoining property owners within 185'. A public hearing is scheduled and was held before the Planning and Zoning Commission on May 9, 2017. City Council will conduct its public hearing on May 15, 2017.

**ACTION REQUIRED:** Planning and Zoning Commission voted to recommend the proposed rezoning. The vote was 5 votes in the affirmative, 1 against, and 1 abstained for a total of 7 votes.

**ATTACHMENTS:**

- Zoning request from applicant
- Zoning map
- Affidavit of publication
APPLICATION FOR REZONING OF REAL ESTATE

Submit to:
Community Development Department
PO Box 979
Rolla, MO 65402
Phone: 573-364-5333
Fax: 573-426-6978

901 North Elm Street
P.O. Box 979, Rolla, MO 65402
Phone: 573-364-5333
Fax: 573-426-6978

Rezoning Case #
Date Filed
Application Fee $300.00

Applicant’s Name: William Frank Parks and Carol Ann Parks
Address: 1957 San Fernando Ct., Rolla, MO
Phone Number: 573-364-1046
E-mail address: cparks@tigress.com
Address of subject property: 2106 Vichy Rd

The undersigned hereby state they are the legal owner(s) or have a financial or contractual interest in the real estate described herein (legal description must be printed below or attached as an exhibit): See attached

Current zoning is: R-1
Proposed zoning is: C-0
Current land use is: Residential
Proposed land use is: Engineering Office

A check for $62.50, payable to the Rolla Daily News for advertising, will be provided when this application is filed.

Signatures of the owner(s) or those parties with financial or contractual interest in the above described real estate. (All signatures must be notarized.)

William Frank Parks
Type or print name
Signature

Carol Ann Parks
Type or print name
Signature

Minna Ruth Jones
State of Missouri
Notary Public

Subscribed and sworn to before me this 18 day of April in the year 2017.

Minna Ruth Jones
Notary Public

An Equal Opportunity Employer
Request to Rezone all the property located at 2106 Vichy Road from R-1 (Single Family District) Zoning to C-0 (Office District) Zoning (Parks)
TO: Rolla Daily News
FROM: John Petersen, Community Development Department
DATE: April 19, 2017
FOR PUBLICATION: April 24, 2017

Please publish the attached public hearing notice in your April 24, 2017 edition of the Rolla Daily News. The proof of publication and invoice should be sent to my attention at the City of Rolla, P.O. Box 979, Rolla, Missouri 65402 in the amount of $ 65.00 to cover publication costs. If you have questions, please contact me at 426-6970.

Notice of Public Hearing:

The Rolla Planning & Zoning Commission will conduct a public hearing on Tuesday, May 9, 2017 at 5:30 PM, Rolla City Hall, 901 North Elm Street. The City Council will hold a public hearing on Monday, May 15, 2017 at 6:30 PM to consider the proposed re-zoning of all of the property located at 2106 Vichy Road from R-1 (Single Family District) zoning to C-O (Office District) zoning.

At this hearing any interested persons may present evidence regarding the proposed rezoning. Any objections to the request should be filed with the Community Development Department of the City of Rolla. For more information, call John Petersen at 573-426-6970.
ORDINANCE NO. 

AN ORDINANCE APPROVING THE REZONING OF 2106 VICHEY ROAD, FROM R-1 (SINGLE FAMILY DISTRICT) ZONING TO C-O (OFFICE DISTRICT) ZONING, CITY OF ROLLA, PHELPS COUNTY, MISSOURI (PARKS).

WHEREAS, an application for a rezoning was duly filed with the Community Development Department on April 18, 2017, by the property owner requesting a .30 acre tract be rezoned according to the Basic Zoning Ordinance of the City of Rolla, Missouri, so as to allow the rezoning of 2106 Vichy Road to permit the establishment of an office building – excluding all retail and commercial uses; and

WHEREAS, a public notice was published on April 24, 2017 in the Rolla Daily News for the rezoning of 2106 Vichy Road according to law which notice provided that a public hearing would be held at Rolla City Hall, 901 N. Elm, Rolla, Missouri; and

WHEREAS, the City of Rolla Planning and Zoning Commission met on Tuesday, May 9, 2017 at 5:30 p.m. in the City Council Chambers to conduct a public hearing and the Rolla City Council met on Monday, May 15, 2017, at 6:30 p.m. to conduct a public hearing; and

WHEREAS, after consideration of all the facts, opinions, and evidence offered to the Planning and Zoning Commission and City Council at said hearings by those citizens favoring the rezoning as described and by those citizens opposing said change, the Rolla City Council found the proposed rezoning would promote public health, safety, morals and the general welfare of the City of Rolla, Missouri, and would be for the best interest of said City;

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

Section 1: That the Basic Zoning Ordinance No. 3414, Chapter 42 of the Code of the City of Rolla, Missouri which zoning ordinances adopts zoning regulations, use districts, and a zoning map in accordance with the comprehensive plan is hereby amended by changing the zoning classification of certain property situated within the City of Rolla Missouri at 2106 Vichy Road from R-1 (Single Family District) zoning to C-O (Office District) zoning.

Section 2: This Ordinance shall be in full force and effect from and after the date of its passage and approval. Building permits may not be issued by the Community Development Department until the revised plat has been filed with the Phelps County Recorder of Deeds.


APPROVED:

______________________________
Mayor

ATTEST:

______________________________
City Clerk

APPROVED AS TO FORM:

______________________________
City Counselor
CITY OF ROLLA
CITY COUNCIL AGENDA

DEPARTMENT: Community Development

ACTION REQUESTED: First Reading

ITEM/SUBJECT: Request to re-zone all of Lot 9 of the Kayser North Hills Subdivision No. 2 from R-1 (Single Family District) Zoning to R-3 (Multi-Family District) Zoning.

(The Lodges at Rolla)

DATE: 5-15-2017

GENERAL INFORMATION:

CASE #: 4-11-2017

APPLICANT/STATUS OF APPLICANT: The subject property, Lot 9 of the Kayser North Hills Re-subdivision No. 2, is subject to the terms and conditions as specified in the attached Real Estate Contracts signed by the applicant Rolla Investors LLC and Mr. Jeff Boyce at 4173 Farm Road 172 Brookline MO, 65619. Phone number: (417) 224-4854, email: boycehomesinc.com, address: 1104 Crinoidal Court, Rolla Missouri. Closing will occur once the subject property has been successfully rezoned.

CURRENT ZONING/LAND USE: The subject property is zoned R-1 (Single Family District) which permits single family development at a maximum density of no more than 7 dwellings per acre. The total project, according to the project engineers retained by the applicant, consists of 13.74 acres with plans to build 160 dwelling units with various floor plans up to 376 beds. The first phase of “The Lodges at Rolla” is currently under construction. Most of the housing units have been cleared from the site over the past few years. The highest and best use of this property is multi-family residential given the concentration of adjoining multi-family units nearby.

LOCATION OF SUBDIVISON: The proposed multi-family housing district is located in North Central Rolla at the intersection between White Columns Drive and Crinoidal Court. The Assessor’s Account Number for this development is 6988, which can also be used to identify the location of a given property. See the attached map and legal description.

ENGINEER OF RECORD: Archer-Elgin Engineering, Surveying & Architecture LLC, 310 East 6th Street, Rolla, Missouri. Phone # 573-364-6362

SURROUNDING ZONING/LAND USE:

North --- R-3/mostly vacant, several homes to be removed.
South --- R-3/multi-family
East --- R-3/vacant
West --- R-3/vacant
DEVELOPMENT HISTORY: Ordinance No. 4153 was adopted by the City Council on the 4th day of August, 2014, which resulted in the re-zoning of Lots 1 through 8 and Lot 10 of the subject property pursuant to the provision of Section 71.012 ROMs. Ordinance No. 4279 was adopted by City Council on the 6th day of June, 2016 which changed the zoning from R-1 Single Family District zoning to R-3 Multi-Family District zoning.

FINDINGS: The Rolla Planning and Zoning Commission may consider the following factors in their recommendation to approve, approve with conditions or deny the re-zoning request to the City Council:

1. **Neighborhood character/impact:** The proposed project will not negatively impact the character of the surrounding neighborhood. The area to the south of the subject property is zoned R-3 Multi-Family and is fully developed with apartment units – mostly four-plex or greater. The property to the west is undeveloped and will likely remain that way due to the topography of the site. The property to the east is also largely undeveloped, except for the nursing home on the corner of White Column Road and Collegiate Drive. The subdivision along Crinoidal is mostly undeveloped as well, although three single family dwelling units are located there. The surrounding land use consists of a large vacant/wooded tract. Homes in this area back-up to the subject property providing additional open space and separation between conflicting views.

   Property access and traffic flow is another important consideration when determining potential neighborhood impact. The proposed development will increase traffic flow, so the developer should consider using signage to direct motorists using White Column Drive due to topography. Direct access will be provided by a private driveway provided by the developer. No other points of ingress and egress will be provided.

2. **Consistency with the Rolla 2020 Comprehensive Plan Update:** The Future Land Use Map found in the Rolla 2020 Comprehensive Plan Update adopted by City Council in 2006 shows the subject property being suitable for medium to high density residential land use. Medium to high density is defined as consisting of no more than 11 to 26 dwelling units per acre.

   The Rolla 2020 Future Land Use Map is not intended to remain static or unchanged over time, but should be revised by the Planning and Zoning Commission and the City Council to reflect changing development trends and growth opportunities if considered desirable. The future land use map and text did address policy regarding the importance of infill development and redevelopment stating: “The City will encourage infill development on vacant or underutilized parcels where infrastructure and public services are readily available...” The proposed housing project meets this policy guideline.

\[I.B.2\]
3. **Adequacy of Utility & Public Services:** All public utilities and services are available to the subject property to support the development as outlined in this report. The site is located within the service area of the Rolla Fire Department.

4. **Impact on Streets and Parking:** The proposed development will rely on vehicular access to White Column Road for traffic generated within the development. White Column Road is classified as a major north/south collector in Rolla with a planned traffic capacity of 10,000 ADTs (average daily traffic) per day. The current daily traffic count at White Column Road and Collegiate Court is 2626 ADTs. R-3 multi-family development of the type and numbers described generates 5.4 trips per dwelling unit daily. Therefore, the development should produce approximately 864 trips per day for the 160 units in the R-3 designated area. The Public Works Director has determined that the proposed project would not have a significant adverse impact on traffic flow or vehicular traffic capacity, particularly with the round-about. The developer will be required to provide off-street parking spaces for the project as specified in City Code as building construction is completed, totaling a required 294 spaces.

5. **Physical Characteristics:** The subject property drains mostly to the west. No part of the property proposed for re-zoning is located within an identified 100 year flood plain. The severe topography over much of the site will complicate development. The developer has prepared a site grading plan that reflects a cut/fill operation of 9 feet to level the site.

6. **Suitable for Re-Zoning:** The subject property as described in this report is suitable for re-zoning from R-1 district zoning to R-3 district zoning. Building re-zoning should limit building height to no more than three stories (maximum of four stories are permitted under City Code).

**PUBLIC COMMENT/ISSUES:** The proposed re-zoning was advertised in the RDN on April 22/23, 2017. Notice was sent to adjoining property owners within 185’ to consider the issue. A public hearing was held before the Planning and Zoning Commission on May 9, 2017. The Commission voted unanimously to recommend to the City Council that the re-zoning be approved. The final reading will be completed on June 5, 2017.

**ACTION REQUIRED:** Planning and Zoning Commission voted unanimously to recommend approval of the re-zoning recommendation to the City Council.

**ATTACHMENTS:**
- Zoning request from applicant
- Zoning map
APPLICATION FOR REZONING OF REAL ESTATE

Submit to:
Community Development Department
PO Box 979 901 North Elm St
Rolla, MO 65402 Rolla, MO 65401
Phone: 573-366-5333 Fax: 573-426-6978

Applicant's Name: Rolla Investors, LLC
Address: 4173 W Farm Rd 172, Brookline, MO 65619
Phone Number: 417-224-4854
E-mail address: boycehomesinc@msn.com
Address of subject property: 1104 Crinoidal Court

The undersigned hereby state they are the legal owner(s) or have a financial or contractual interest in the real estate described herein (legal description must be printed below or attached as an exhibit): All of Lot Nine (9) in RESUBDIVISION NO. 2 OF LOTS 1-5, 18-27 AND 40-44 INCLUSIVE OF KAYSER HILLS NORTH SUBDIVISION

Current zoning is: R-1
Proposed zoning is: R-3
Current land use is: Single Family
Proposed land use is: Multi Family

A check for $63.50, payable to the Rolla Daily News for advertising, will be provided when this application is filed.

Signatures of the owner(s) or those parties with financial or contractual interest in the above described real estates. (All signatures must be notarized.)

Jeffrey Boyce
Type or print name

Signature

Signature

Type or print name

Subscribed and sworn before me this 10th day of April in the year 201_{2}. 

JAMI REPPOND
Notary Public - Notary Seal
STATE OF MISSOURI
Phelps County
Commission Expires Jan. 10, 2020
Commission # 11473942

An Equal Opportunity Employer
TO: Rolla Daily News

FROM: John Petersen, Community Development Department

DATE: May 19, 2017

FOR PUBLICATION: May 22/23, 2017

Please publish the attached public hearing notice in your May 22/23, 2017 edition of the Rolla Daily News. The proof of publication and invoice should be sent to my attention at the City of Rolla, P.O. Box 979, Rolla, Missouri 65402 in the amount of $65.00 to cover publication costs. If you have questions, please contact me at 426-6970.

Thank you.

Notice of Public Hearing:

The Rolla Planning & Zoning Commission will conduct a public hearing on Tuesday, May 9 2017 at 5:30 PM, Rolla City Hall, 901 North Elm Street. The City Council will conduct a public hearing on Monday, May 15, 2017 at 6:30 PM to consider the proposed rezoning of all of Lot 9, Kayser Hills North Subdivision from R-1 (Single Family District) zoning to R-3 (Multi-Family District) zoning. At this hearing any interested persons may present evidence regarding the proposed rezoning. Any objections to the request should be filed with the Community Development Department of the City of Rolla. For more information, call John Petersen at 573-426-6970.
Request to Rezone all of Lot 9 of Kayser North Hills Resubdivision No 2 from R-1 (Single Family District) Zoning to R-3 (Multi-Family District) Zoning (Rolla Investors LLC)
ORDINANCE NO. ________

AN ORDINANCE REZONING ALL OF LOT 9 OF THE KAYSER NORTH HILLS SUBDIVISION NO. 2 FROM R-1 (SINGLE FAMILY DISTRICT) ZONING TO R-3 (MULTI-FAMILY DISTRICT) ZONING (THE LODGES AT ROLLA).

WHEREAS, an application for a rezoning was duly filed with the Community Development Department on April 10, 2017, by the property owner requesting that a 13.74 acre tract be rezoned according to the Basic Zoning Ordinance of the City of Rolla, Missouri, so as to allow the rezoning of Lot 9 of the Kayser Hills North Subdivision No. 2 to permit the re-development and operation of a multi-family residential facility and other facilities built to support “The Lodges at Rolla”, hereinafter described; and

WHEREAS, a public notice was published on April 22, 2017 in the Rolla Daily News for the rezoning of Lot 9 of the Kayser Hills North Subdivision No. 2 according to law which notice provided that a public hearing would be held at Rolla City Hall, 901 N. Elm, Rolla, Missouri; and

WHEREAS, the City of Rolla Planning and Zoning Commission met on Tuesday, May 9, 2017, at 5:30 p.m. in the City Council Chambers to conduct a public hearing and the Rolla City Council met on Monday, May 15, 2017, at 6:30 p.m. to conduct a public hearing; and

WHEREAS, after consideration of all the facts, opinions, and evidence offered to the Planning and Zoning Commission and City Council at the hearing by those citizens favoring the rezoning as described and by those citizens opposing said change, the City Council found that the proposed rezoning would promote public health, safety, morals, and the general welfare of the City of Rolla, Missouri, and would be for the best interest of said City;

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

Section 1: That the Basic Zoning Ordinance No. 3414, Chapter 42 of the Code of the City of Rolla, Missouri which zoning ordinance adopts zoning regulations, use districts, and a zoning map in accordance with the Comprehensive Plan is hereby amended by changing the zoning classification of certain property situated within the City of Rolla Missouri at 1104 Crinoidal Court from R-1 (Single Family District) zoning to R-3 (Multi-Family District) zoning.

Section 2: This Ordinance shall be in full force and effect from and after the date of its passage and approval. Building permits may not be issued by the Community Development Department until the rezoning process has been completed by the City Council.


APPROVED:

________________________
Mayor

ATTEST:

________________________
City Clerk

APPROVED AS TO FORM:

________________________
City Counselor
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A STATEMENT BY THE
BOARD OF PUBLIC WORKS

The Electric Power and Water System of the City of Rolla will be known as the ROLLA MUNICIPAL UTILITIES. Mr. J. B. Bronson will continue as general manager.

It will be the policy of the Board to operate the Rolla Municipal Utilities strictly on a business basis. There will be no change in the general policies of the management. All rates will be the same for the present.

The Board has three primary obligations:

1. To give the best possible service to the Citizens of Rolla.

2. To accumulate funds for the payment of the indebtedness. (Bond Issue and Revenue Certificates).

3. To build up reserve funds for any emergency and for replacement of machinery and equipment.

Regarding Service Interruptions:

This trouble is not in the local system, but in the source of supply. We hope eventually to have other sources of supply available and improve the electric service in Rolla.

Beginning immediately, $1000.00 per month from the profits will be paid to the General Fund of the City of Rolla, which is to replace the Franchise Tax formerly paid by the Missouri General Utilities.

No merchandise will be sold in competition with local merchants.

No repair service will be maintained in competition with local Electric Service men.

Next Monday, November 13th, our offices will open in our new building, formerly the Negro U. S. O Building, 102 W. 9th Street. All business will be transacted from this location after that date. The Rolla Free Public Library will occupy the second floor, and the State Board of Health and the County Agent the basement of this building. These quarters are furnished to the above organizations without cost as a public service of the Rolla Municipal Utilities.

Rolla Board of Public Works

H. E. CASTLEMAN, President
F. H. FRAME, Vice-President
R. E. SCHUMAN, Secretary
F. A. CAMERON, Member
SECOND QUARTER FINANCIAL RECAP (Unaudited)

OPERATING INCOME and EXPENSES

<table>
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<th>2nd Quarter FY 2016</th>
<th>2nd Quarter FY 2017</th>
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<td>OPERATING REVENUES</td>
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<tr>
<td>NET INCOME</td>
<td>$705,914</td>
<td>$425,601</td>
<td>($280,313)</td>
</tr>
</tbody>
</table>

Upon completion of the second quarter of FY 2017, Operating Revenues are down $419,705 as compared to last year. Operating Expenses are down $334,962 for the same period resulting in an Operating Income of $145,554, which is down $84,743. When combined with miscellaneous income and expenses, RMU experienced a Net income of $425,601, which down $280,313 as compared to the second quarter of FY2016.
ELECTRIC DEPARTMENT

- ELECTRICAL EXTENSIONS/UPGRADES
o Annual dielectric and structure testing by Mid America Testing. February 20, 2017.


WATER DEPARTMENT

- WATER MAIN INSTALLATION
  - Old St. James Road – Iowa Street and Arkansas Avenue to 10th and Old St. James Road – Replaced 10" and 12" water mains with 12" and 16" PVC. Started, January 3, 2017. Ongoing.

- Thirteen (13) WATER TAPS

FIBER

  - RMU staff breaker testing and coordination with SCADA provider in reviewing programming and operations. Ongoing.
  - Substation voltage regulator controllers – Operational issues with upgraded controllers. Staff working with manufacturer to resolve issue. Ongoing.

MISCELLANEOUS

- PERSONNEL/TRAINING
  - In house promotion from Customer Service Representative to Grounds Keeper/Tree Trimmer. February 27, 2017.
  - Hired Night Serviceman, March 6, 2017.

- PRESENTATIONS
  - Field presentation at RMU well site for Missouri Science and Technology water resources class. February 10, 2017.
• **TRAINING**
  - Missouri Department of Natural Resources; Small Water System Basics – Held in Rolla, MO, April 13, 2017. 2 attended.
  - APPA; Webinar – Reliable Public Power Provider. April 11 & 18, 2017. 1 attended.

• **MISCELLANEOUS**
  - American Public Power Association (APPA) – Certificate of Excellence – Recognition of utilities that achieve excellence in reliability by significantly outperforming the electric industry average as reported by the Energy Information Administration.
  - RMU is currently working to establish an on-line bill paying system (Paymentus). Management is working with SunGard in completing installation of required software which will accommodate Paymentus installation. The on-line bill paying system should be operational in the near future.

• **MJMEUC/MoPEP UPDATES**
  - Members of RMU management met with MPUA senior staff to discuss a Rolla Board of Public Works President’s wind energy proposal. After review and discussion by MPUA and MoPEP, it was concluded that the proposal did not meet the objectives of the MoPEP Pool.
  - MJMEUC Board of Directors authorized staff to file with the Federal Energy Regulatory Commission (FERC) requesting an exemption from certain Public Utilities Regulatory Policy Act (PURPA) requirements. PURPA requirements are for electric utilities to purchase the output of certain qualifying facilities that may locate in their territories which creates a risk that qualifying facilities of 20MW or greater may demand a MoPEP member city to purchase the output. This requirement would lead to higher cost for MoPEP members should the connection be at a retail distribution level instead of wholesale such as MJMEUC. MJMEUC requests appropriate action be taken at local level to support the effort.
  - The Utility Alliance has created MPUA Resources Service Group to address and assist smaller communities that are having issues regarding stagnant or sagging growth, reduced revenues, deteriorating assets and/or service, new demands on service, inability to implement technology due to staffing, etc. The strategy is to develop resources for these smaller communities.
  - State Capital bill HB 656 is still a concern and is being watched closely. HB 656 is a small cell pole attachment bill. MPUA/MoPEP is working with sponsors in hopes of removing language that allows companies to attach to utility poles, water towers and buildings without any contracts. This is a continual effort to get utility owned poles defined as right-of- way. Work continues to mitigate those issues.
  - MoPEP has created a sub-committee from the Services and Rates Committee. The working group from Rates and Resources sub-committee will review power resources,
load forecasts, market activity, rate structuring and other initiatives and report their recommendations to the Service and Rates Committee.

- A two day hearing was held by Missouri Public Service Commission regarding Clean Line Energy's Grain Belt Express Project. Six municipal Utilities were in attendance on the first day with three attending the second day. A ruling is expected soon.

- Ameren received an approval of a $92M rate increase which includes a 12.5% increase in customer charges. KCP&L's requested 7.5% increase is currently going through to MoPSC processing. Locally, Intercounty Electric recently announced increases to their availability and kWh charges effect beginning April, 2017.
2017 COMPARATIVE RATE INFORMATION

- Requests for residential rate information were sent to several utilities within a 60 mile radius of Rolla. The following is a summary of the results received.
- Rate comparisons do not indicate the level of service provided with the actual commodity.

Water Residential: Based on a Thirty (30) day month (5/8" meter)
Consider:
- Type of source water
- Type of treatment
- Level of Service supplied
- Condition of system
- ISO Rating & water system
- Capital project budget
- Available response equipment
- Response to customers/leaks

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<tr>
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NOTE: Rate change from previous year.
### 2017 COMPARATIVE RATE INFORMATION (con’t)

Electric Residential: Based on a Thirty (30) day month

Consider:
- Condition of System
- Level of Service Provided
- Outage response
- Outage prevention/tree trimming
- Safety and Training
- Capital project budget
- Available response equipment
- Long term planning

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<td>$78.59</td>
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*Rola has a PCA of $-0.0053*

**Summer rates**

**Winter rates**

*Note: Rate change from previous year*
2017 COMPARATIVE RATE INFORMATION (con’t)

NOTES:

ELECTRIC

- Ameren Missouri has a FAC of $.00124/kWh which is adjusted three times per year. They have an energy efficiency rate of $.003892/kWh which is not reflected in the comparative data. Rates were adjusted on April 1, 2017.
- Crawford Electric has a $26 service availability charge plus $.083/kWh.
- Intercounty Electric Cooperative increased their rates April 1, 2017, which are reflected in the comparative data.
- Laclede Electric Cooperative had a rate increase effective April 1, 2017, which is reflected in the comparative data.
- Three Rivers Electric Cooperative had a rate increase effective April 1, 2017, which is reflected in the comparative data.
- City of Sullivan has a FAC of $.0063/kWh.
- City of Cuba has a monthly adjustable FAC. It was $.0108 for the month of March, which is reflected in the comparative data.
- City of Houston adjusts their rates every January.
- City of Richland FAC adjustment is based on amount of power purchased from supplier. IMF is $16 as of April 1, 2017.
- St. James Municipal Utilities could possibly see an increase of 1-3% in May, 2017. There is a 6% City pilot which affects the cost to the customer.
- Rolla has a power cost adjustment of $.0035/kWh.

WATER

- Hermann Municipal Utilities has a $21.75 service charge plus $.0036 per gallon of water consumed.
- St. James Municipal Utilities has a 6% City pilot fee added to water.
- Rolla has a water cost adjustment of $-0.1160 per 1,000 gallons.
As discussed on April 17 when City Council approved the rezoning of the old Country Mart store from C-2 to C-3 it was done in anticipation of a new lawn and garden retailer though a final lease had not been closed. As conditions to the rezoning, City Council specified the development must maintain 160 parking spaces and limit outdoor storage immediately south of the building and on the front walkway. Typically, such restrictions are not imposed on C-3 zones, which specifically allow outdoor sales, but in this case the concern was the aesthetics of the Forum Plaza renovation.

Fast forward several months as Dickey Bub Farm and Home occupied that space they were not fully aware of the limitation of outdoor storage on the primary parking lot (permitted in other C-3 zones such as Wal-Mart, old K-Mart, Lowe’s and Family Center). Initially during the store’s start-up and opening, the materials stored outside were extensive. Once aware of the restriction Dickey Bub reorganized the outdoor merchandise display and shifted much of same to the southern and western boundary of the parking lot and back indoors.

After discussion with City Council, the attached amendment modifies the original rezoning ordinance by permitting limited outdoor storage, both annual and seasonal, with a six foot height limitation. Parking will still require at least 160 spaces.

Recommendation: Final Reading.
ORDINANCE NO. ____________


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

SECTION 1: That Section 42-788(c) of the Code of the City of Rolla, Missouri, is hereby amended to read as follows:

(c) The storage, display or sale of merchandise outdoors shall be limited to the area south of the building and north of Tenth Street, and immediately adjacent to the west side of the building. In addition, storage of outdoor merchandise shall also be permitted in an area 60 feet by 150 feet immediately north of Tenth Street as detailed on Exhibit A attached hereto, but at no time shall the height of merchandise, seasonal or otherwise, exceed six feet in height.

SECTION 2: This Ordinance shall be in full force and effect from and after the date of its passage and approval.


APPROVED:

ATTEST: Mayor

City Clerk

APPROVED AS TO FORM:

City Counselor

III. A. 2.
CITY OF ROLLA
CITY COUNCIL AGENDA

DEPARTMENT: Community Development  ACTION REQUESTED: First Reading

ITEM/SUBJECT: Final Plat, Rolla Investors No.1, Being a Lot Consolidation of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, and 10 of the Kayser North Hills Subdivision, Re-subdivision No. 2 & Part of the North Half Lot 23, Railroad Addition & Part of the South Half East Half Lot 1 Northeast Quarter, Section 3, Township 37 North, Range 8 West; Rolla, Phelps County, Missouri.

(The Lodges at Rolla)
DATE: 5-15-2017

GENERAL INFORMATION

CASE #: 4-11-2017

APPLICANT/STATUS OF APPLICANT: The subject property, Lots 1-10 of the Kayser North Hills Re-subdivision No. 2, are subject to the terms and conditions as specified in the attached Real Estate Contracts signed by the applicant Rolla Investors LLC and Mr. Jeff Boyce at 4173 Farm Road 172 Brookline MO, 65619. Phone number: (417) 224-4854, email: boycehomesinc.com, address: 1104 Crinoidal Court, Rolla Missouri. Closing will occur once the subject property has been successfully rezoned.

SUBDIVISION DETAILS: The attached plat map is proposed to accommodate the Lot Consolidation requested by the Rolla Investors LLC, for the 10 lots located off of White Columns Drive in the Kayser North Hills Subdivision, Re-subdivision No.2. In addition to the consolidation of their parcels into one platted lot, Rolla Investors are also requesting the vacation of Crinoidal Court right-of-way and any utility easements described on the plat. The project site is currently under construction with several homes targeted for demolition once acquisition is completed. Most of the housing units have been cleared from the site over the past years. The highest and best use of this property is multi-family residential given the adjoining multi-family units nearby.

LOCATION OF SUBDIVISION: The proposed multi-family housing district is located in North Central Rolla at the intersection between White Columns Drive and Crinoidal Court. The Assessor’s Account Number for this development is 6988, which can also be used to identify the location of a given property. See the attached map and legal description.

IV. A. 1.
ENGINEER OF RECORD: Archer-Elgin Engineering, Surveying & Architecture LLC, 310 East 6th Street, Rolla, Missouri. Phone # 573-364-6362

DEVELOPMENT HISTORY: Ordinance No. 4153 was adopted by the City Council on the 4th day of August, 2014, which resulted in the re-zoning of Lots 1 through 8 and Lot 10 of the subject property pursuant to the provision of Section 71.012 ROMs. Ordinance No. 4279 was adopted by City Council on the 6th day of June, 2016 which changed the zoning from R-1 Single Family District zoning to R-3 Multi-Family District zoning.

PUBLIC COMMENT/ISSUES: The Planning Commission voted unanimously to recommend to the City Council that the re-subdivision be approved. The final plat will be reviewed on May 15, 2017.

ATTACHMENTS:

Subdivision Plat
Zoning map
ORDINANCE NO. _________

AN ORDINANCE APPROVING THE FINAL PLAT OF THE LODGES AT ROLLA SUBDIVISION (THE LODGES AT ROLLA).

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

Section 1: That the following legal description applies to this ordinance:
A consolidation of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, and 10 of the Kayser North Hills Subdivision, Resubdivision No. 2 and Part of the North Half of Lot 23, Railroad Addition & Part of the South Half East Half Lot 1 Northeast Quarter, Section 3, Township 37 North Range 8 West; Rolla, Phelps County, Missouri.

Section 2: That this ordinance shall be in full force and effect from and after the date of its passage and approval. Building permits may not be issued by the Community Development Department until the revised plat has been filed with the Phelps County Recorder of Deeds.


APPROVED:

____________________________
Mayor

ATTEST:

____________________________
City Clerk

APPROVED AS TO FORM:

____________________________
City Counselor

IV. A 5
CITY OF ROLLA
CITY COUNCIL AGENDA

DEPARTMENT HEAD: Steve Hargis

ACTION REQUESTED: Bid Award/Ordinance 1st Reading

ITEM/SUBJECT: Project #401 – Salem Avenue Overlay & Curb Ramp Improvements

BUDGET APPROPRIATION: $170,322.50  DATE: 05/15/17

*****************************************************************************

COMMENTARY:

City staff asked for and received bids for Project #401 – Salem Avenue Overlay & Curb Ramp Improvements. The following bids were received:

Donald Maggi, Inc. $189,994.09
PO Box 66
Rolla, MO 65402

Capital Paving & Construction, LLC $227,208.30
PO Box 104960
Jefferson City, MO 65110

NB West Contracting $232,162.20
1035 North Service Road
Sullivan, MO 63080

Staff recommends award of the bid to Donald Maggi, Inc. for $189,994.09 contingent upon MoDOT concurrence and award. A copy of the bid tab is attached. In addition, staff is requesting the first reading of the ordinance authorizing the Mayor to enter into the contract with Donald Maggi, Inc. for $189,994.09.
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<th>DESCRIPTION</th>
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<th>UNIT</th>
<th>UNIT PRICE</th>
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<td>1.</td>
<td>Clearing, grubbing and demolition</td>
<td>1</td>
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<td><strong>$227,208.30</strong></td>
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<td><strong>$232,162.20</strong></td>
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ORDINANCE NO. ____________

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF ROLLA, MISSOURI TO EXECUTE ON BEHALF OF THE CITY OF ROLLA, MISSOURI A CERTAIN AGREEMENT BETWEEN THE CITY OF ROLLA, MISSOURI AND DONALD MAGGI, INC. FOR SALEM AVENUE OVERLAY & CURB RAMP IMPROVEMENTS, PROJECT 401.

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

Section 1: That the Mayor of the City of Rolla, Missouri be and is hereby authorized and directed to execute on behalf of the City of Rolla, Missouri an agreement between the City of Rolla, Missouri and Donald Maggi, Inc. for Salem Avenue Overlay & Curb Ramp Improvements, Project 401, a copy of said agreement being attached hereto and marked Exhibit A.


APPROVED:

____________________________________
MAYOR

ATTEST:

____________________________________
CITY CLERK

APPROVED AS TO FORM:

____________________________________
CITY COUNSELOR
CONTRACT AGREEMENT

THIS AGREEMENT, made and entered into this __________________ Day of __________________ by and between the City of Rolla, Missouri, Party of the First Part and hereinafter called Owner, and Don Maggi, Inc. Party of the second Part and hereinafter called the Contractor.

WITNESSETH:

THAT WHEREAS, the Owner has caused to be prepared, in accordance with law, specifications, plans, and other Contract Documents for the work herein described, and has approved and adopted said documents, and has caused to be published and advertised for and in connection with the construction of “SALEM AVENUE OVERLAY AND CURB RAMP IMPROVEMENTS, ROLLA PROJECT 401, FEDERAL AID PROJECT STP 5200 (917)”, in complete accord with the Contract Documents and the said plans and specifications; and

WHEREAS, the said Contractor, in response to such advertisement, has submitted to the Owner, in the manner and at the time specified, a sealed proposal in accordance with the terms of said advertisement; and

WHEREAS, the Owner, in the manner prescribed by law, has publicly opened, examined and canvassed the proposals submitted in response to the published invitation therefore, and as a result of such canvass has determined and declared the aforesaid Contractor to be lowest and best bidder for the said work and has duly awarded to the said Contractor a contract therefore, for the sum or sums named in the Contractor’s proposal, a copy thereof being attached to and made a part of this contract.

NOW THEREFORE, in consideration of the compensation to be paid to the Contractor and of the mutual agreement herein contained, the parties to these presents have agreed and hereby agree, the Owner for itself and its successors, and the Contractor for itself, himself, or themselves, or its, his or their successors and assigns, or its, his, or their executors and administrators, as follows:

ARTICLE I. That the Contractor shall (a) furnish all tools, equipment, supplies, superintendent, transportation, and other construction accessories, services and facilities; (b) furnish all materials, supplies, and equipment specified and required to be incorporated in, and form a permanent part of the completed work except the items specified to be furnished by the Owner; (c) provide and perform all necessary labor, and (d) in a good, substantial, and workmanlike manner, and in accordance with the provisions of the General Conditions and the Special Conditions of the Contract, which are attached hereto and made a part hereof, and in conformity with the Contract Plans and Specifications designated and identified therein, execute, construct, and complete all work included in, and covered by the Owner’s official award of this Contract to the said Contractor, such award being based on the acceptance by the Owner of the Contractor’s proposal, for the construction of “SALEM AVENUE OVERLAY AND CURB RAMP IMPROVEMENTS, ROLLA PROJECT 401, FEDERAL AID PROJECT STP 5200 (917)".
It is further stipulated that not less than the prevailing hourly rate of wages as found by the Department of Labor and Industrial Relations of the State of Missouri, or determined by the Court of Appeal shall be paid to all workers performing work under this Contract.

**ARTICLE II.** Contractor acknowledges that Section 285.530, R.S.Mo, prohibits any business entity or employer from knowingly employing, hiring for employment, or continuing to employ an unauthorized alien to perform work within the State of Missouri. Contractor therefore covenants that it is not knowingly in violation of Subsection 1 of Section 285.530, R.S.Mo, and that it will not knowingly employ, hire for employment, or continue to employ any unauthorized aliens to perform work on the Project, and that its employees are lawfully eligible to work in the United States.

**ARTICLE III.** Occupational Safety and Health Administration (OSHA)

**Safety Training:**

Contractor shall provide a ten (10) hour Occupational Safety and Health Administration (OSHA) construction safety program for all employees who will be on-site at the project. The construction safety program shall include a course in construction safety and health that is approved by OSHA or a similar program approved by the Missouri Department of Labor and Industrial Relations which is at least as stringent as an approved OSHA program as required by Section 292.675, R.S.Mo.

Contractor shall require its on-site employees to complete a construction safety program within sixty (60) days after the date work on the project commences.

Contractor acknowledges and agrees that any of Contractor's employees found on the project site without the documentation of the successful completion of a construction safety program shall be required to produce such documentation within twenty (20) days, or will be subject to removal from the project.

Contractor shall require all of its subcontractors to comply with the requirements of this Section and Section 292.675, R.S.Mo.

**Notice of Penalties for Failure to Provide Safety Training**

Pursuant to Section 292.675, R.S.Mo, Contractor shall forfeit to City as a penalty two thousand five hundred dollars ($2,500.00), plus one hundred dollars ($100.00) for each on-site employee employed by Contractor or its Subcontractor, for each calendar day, or portion thereof, such on-site employee is employed without the construction safety training required in Safety Training section of Article III above.

The penalty described in above subsection A of this section shall not begin to accrue until the time periods described in Sections B and C Safety Training of Article III above have elapsed.

Violations of Article III – Safety Training above and imposition of the penalty described in this Section shall be investigated and determined by the Missouri Department of Labor and Industrial Relations.
ARTICLE IV. That the Contractor shall construct and complete the work designated and described in the foregoing proposal and attached specifications in accordance with the Notice to Bidders, Instruction to Bidders, Proposal, Bond, General Conditions, Special Conditions, Technical Specifications, Drawings, Addenda, and other component parts of the Contract Documents hereto attached, all of which documents from the Contract and are as fully a part hereto as if repeated verbatim herein.

ARTICLE V. That the Owner shall pay to the Contractor for the performance of the work described as follows: Complete construction of the improvements in accordance with plans and specifications; and the Contractor will accept as full compensation therefore, the sum (subject to adjustment as provided by the Contract) of $189,994.09 for All work covered by and included in the contract award and designated in the foregoing Article I. Payment therefore shall be made in the manner provided in the General Conditions attached hereto.

ARTICLE VI. That the Contractor shall begin assembly of materials and equipment within ten (10) days after receipt from the Owner of executed copies of the Contract. The Contractor shall commence construction on June 12, 2017 and must have the project completed by August 11, 2017.

It is further stipulated that in the event that the Contractor fails in the performance of the work specified and required to be performed within the period of time specified, the Contractor shall pay the Owner, as and for liquidated damages, and not as a penalty, the sum of seven hundred dollars ($700.00) per calendar day that the Contractor shall be in default.

ARTICLE VII. Before the final payment can be made to the Contractor on the project, the Contractor must complete a return the Affidavit Compliance with the Prevailing Wage Law form furnished at the end of the Special Conditions sections.

ARTICLE VIII. Before the final payment can be made on the project to the Contractor, the Contractor must complete and return the Contractor’s Affidavit Regarding Settlement of Claims form furnished at the end of the Special Conditions section.

ARTICLE IX. This Contract will not be binding and effective until confirmed by the Owner.
IN WITNESS-WHEREOF: The parties have executed this Contract as of the day and year first above written.

CITY OF ROLLA, MISSOURI
BY
Mayor, Owner, Party of the First Part

CONTRACTOR
BY
TITLE

STATE OF MISSOURI )
SS )
County of Phelps )

On this ______ day of __________ before me appeared___________ , to me personally known, who, being by me duly sworn, did say that he is the Mayor of the City of Rolla, Missouri, a municipal corporation, and the seal affixed to said instrument is the corporate seal of said municipal corporation and that said instrument is the corporate seal of said municipal corporation and that said instrument was signed under authority of the City Council of the City of Rolla, Missouri; and the said ________________ Acknowledged said instrument to be the free act and deed of said municipal corporation.

My commission expires: __________________________

________________________
Notary Public

STATE OF MISSOURI )
SS )
County of Phelps )

On this ______ day of __________ before me appeared___________ , to me personally known, who, being by me duly sworn, did say that (s)he is the ________________ of ______________ and that the seal affixed to said instrument is the corporate seal of said corporation by authority of its board of directors; and the said ________________ acknowledged said instrument to be the free act and deed of said corporation.

My commission expires: __________________________

________________________
Notary Public
DIANA L. AHMAD
Curators' Distinguished Teaching Professor
Missouri University of Science and Technology
Department of History and Political Science
124 Humanities-Social Sciences Building
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Office Telephone: 573-341-4817

Education:
Ph.D., University of Missouri-Columbia, History, 1997
Dr. Susan Flader, Advisor
M.A., University of Wisconsin-Milwaukee, History, 1979
B.A., University of Wisconsin-Milwaukee, History, 1974

Professional Teaching Experience:
Missouri University of Science and Technology, 2000-Present
University of Dallas, 1998-2000
SUNY-Potsdam, 1997-1998
University of Maryland—Asian Division, 1981-84, 1987-1993

Representative Publications:
"Mollie Forshay: Not as Guilty as Some Might Hope." Nevada in the West 7:2 (Summer 2016): 18-23.
"I fear the consequences to our animals: Emigrants and Their Livestock on the Overland Trails." Great Plains Quarterly 32:3 (Summer 2012): 165-182.

Representative Presentations:
"Prairie Dogs: The Animals of Manifest Destiny," The Human-Animal Bond, Mansfield College, Oxford University, United Kingdom, 2016.
"First Impressions: Early Interactions Between United States Sailors and Marines and the Chamorro of Guam, 1900-1910," United States Naval Academy, Annapolis, Maryland, 2016.
"A Comparison of Asian and American Opium Dens and Opium Smokers in the Late Nineteenth Century," Drugs and Drink in Asia: New Perspectives from History, Shanghai, China, 2012.

Representative Awards/Honors:
Curators' Distinguished Teaching Professor, 2016
Governor's Award for Excellence in Education, 2016
Missouri University of Science and Technology: Faculty Teaching Award (3 times);
Outstanding Teacher Award (11 times); Woman of the Year

\[ VI \, \text{A.} \]