

TERM OF COMMISSION: September Session of the August Adjourned Term

PLACE OF MEETING: Boone County Government Center Commission Chambers

PRESENT WERE: Presiding Commissioner Don Stamper  
District I Commissioner Karen M. Miller  
District II Commissioner Linda Vogt  
Deputy County Clerk Melanie Stapleton

The meeting was called to order by the Presiding Commissioner at 1:30pm.

**Subject: Request to Compromise Back Taxes**

Pat Lensmeyer stated that this situation involved a billboard (that no longer exists), which has had two years of back taxes assessed against it. She stated that the 1998 and 1999 taxes had been taken off through BOE. She stated that she was present to request that the 1996 and 1997 for the billboard be removed from the tax file. She stated that the memorandum (that she provided to the County Commission) outlined the legal authority by which the County Commission can compromise these taxes.

Tom Schauwecker stated the sign was physically removed on August 7, 1997. He stated that under statutory/case law billboards are real property. He stated that his office is in the practice of assessing billboards, however since this billboard is no longer there, the County Collector has nothing to attach a tax lien to.

Commissioner Vogt asked why or how the billboard was removed.

Pat Lensmeyer stated that this billboard advertised property (motel) for which there was a contract for deed awarded in 1995. She stated that back taxes were paid up to 1995. She stated that subsequent to the back taxes being paid, the warranty deed transferred title on the motel, however the billboard was not noted in the warranty deed as it was in the contract for deed.

Tom Schauwecker stated that in 1995 the property was transferred and the grantee should have assumed responsibility for all of the taxes (including the billboard) however they did not. He stated the sign is now gone however, so the County Collector has nothing to attach a tax file to.

Commissioner Stamper moved to authorize the County Collector to compromise the back taxes due as allowed in section 140.120 RSMo. on the tax bills 1996R15112 and the 1997R15299 to zero and authorize that the bills be removed from the back tax file for the 1996 and 1997 tax years.

Commissioner Vogt seconded the motion.

Discussion: Commissioner Vogt asked if this action would remove the property from the tax file.

Pat Lensmeyer stated that this action would negate the tax bills for those two years. She stated that this property had already been removed from the tax files for 1998 and 1999.

The motion passed 3-0. **Order 358-99**

**Subject: Hire a Programming Supervisor in the Information Technology Department above the base of the range**

Commissioner Miller stated that the new IT Director has been actively involved in the filling of the vacant positions.

Bob Ormiston stated that he had utilized the Internet and newspapers statewide to advertise for this position. He stated that he only received 4 applicants from all of the advertising. He stated that they narrowed the candidate to one individual through the interview process. He stated that this individual's background and credentials were excellent. He also stated that his philosophy

matched with others already present in the department. He stated that in order to obtain the individual, the department needed to hire him at a salary above the base of the range.

Commissioner Miller stated that this individual is also a long-term employee.

Commissioner Miller moved to authorize the hiring of a programming supervisor in the Information Technology Department at a rate of pay of \$25.63/hr which is above the base of the range.

Commissioner Vogt seconded the motion.

Discussion: Commissioner Vogt stated that individuals were continually hired above the base of the range for this department. She stated that she would be glad when the County can find a way to better identify what the range should be for individuals in this department.

Commissioner Miller stated that they worked on this in the Classification Committee earlier today.

The motion passed 3-0. **Order 359-99**

**Subject: Award bid 28-21JUL99 Monitors, Printers and Multimedia Projectors**

Beckie Jackson presented the recommendation for the bid award. She stated that 4.8.1 would be awarded later. She stated that 4.8.3 would not be awarded.

Commissioner Vogt moved to award bid 28-21JUL99 as follows:

FOR	TO
Section 4.7.1 (14 monitors)	The Computer Answer
Section 4.8.2 (4 printers)	Integrated Solutions Group/Computerland
Section 4.9.1 (1 multimedia projector)	KJM Marketing

Said bid is awarded per the attached recommendation of the Purchasing Department. It is further ordered that the Presiding Commissioner be hereby authorized to sign the agreements.

Commissioner Miller seconded the motion.

There was no discussion.

The motion passed 3-0. **Order 360-99**

**Subject: Award bid 35-01SEP99 Pre-printed Envelopes**

Beckie Jackson presented the recommendation for the bid award.

Commissioner Vogt moved to award bid 35-01SEP99 as follows:

FOR	TO
Pre-printed Envelopes	The Flesh Company

Said bid is awarded per the attached recommendation of the Purchasing Department. It is further ordered that the Presiding Commissioner be hereby authorized to sign the agreement.

Commissioner Miller seconded the motion.

Discussion: Pat Lensmeyer stated that the envelopes involved in this bid award are for the County Collector and Assessor's Office. She stated that she was disturbed by the fact that all of the bids except one had to be rejected because samples were not provided as requested. She stated that she is also concerned that a print job of this magnitude is being awarded to vendors

outside of the local government [area]. She stated that she would like to have a more in-depth look at this situation, so that there are other opportunities in the future.

Commissioner Vogt asked if Pat Lensmeyer was asking for an opportunity to work with the Purchasing Department on this bid in the next bidding cycle.

Pat Lensmeyer stated that she would like to re-visit the entire process of how bids are awarded without consideration of businesses within the County. She stated that she feels the criteria for how bids are awarded outside of Boone County needs to be reviewed.

Commissioner Vogt stated that anytime there is an issue with the bidding process, the issue should be brought to the liaison Commissioner (to the Purchasing Department).

Commissioner Stamper stated that if there are problems with the terms and conditions set in the bid, then the Commission needed to know about them. He stated that typically local vendors do not hesitate to call when there is something in the bid that they do not like. He stated that there has not been a lot of interest in the past by local vendors for these printing jobs.

Beckie Jackson stated that she would like to comment on the justification for not deviating from the specifications. She stated that she mailed the request for bid to 21 vendors. She stated that half of those were local vendors. She stated that she made it clear in the specifications that the vendor would need to provide 100 samples. She stated that the samples were necessary in order to test the envelopes to ensure that they would work in the mail machine and that to make sure that their price truly reflected the product that the County would end up with.

Beckie Jackson stated that the wording in the request for bid said "shall provide." She stated that if she had not received any responses with this wording then she would have considered an alternative. She stated however, that since she had one responsive bidder that met all of the qualifications and specifications, then she had to award according to the specifications.

Beckie Jackson stated that perhaps during the next bidding process for pre-printed envelopes, they could request one sample from each vendor and then narrow the selection and request 100 samples from the vendors that met the specifications.

Commissioner Miller stated that it is critical that the envelopes are tried in the mail machine, therefore she understood why the samples were requested.

Commissioner Stamper extended the invitation to Pat Lensmeyer to work with Linda Vogt and Beckie Jackson during the next bidding process for pre-printed envelopes.

The motion passed 3-0. **Order 361-99**

**Subject: Approve a Budget Amendment for Records Grant Equipment Purchase**

Commissioner Stamper stated that before they addressed this issue, the Commission would like for John Patton to clarify the process that should be taken for a budget amendment.

After consulting the State statutes and conferring with June Pitchford, John Patton stated that the format for a budget amendment should be as follows: the first reading of the budget amendment can occur without prior notice, however there must be a ten-day waiting period before the second reading of the budget amendment is performed. At the second reading, the County Commission is required to hold a public hearing, for which five days notice must be given.

Commissioner Miller moved to authorize a budget amendment/revision as follows:

AMOUNT	(decreasing) ACCOUNT	(increasing) ACCOUNT
\$2850		1196-03451 State Grant Reimbursement
\$5700		1196-91000 Office Equipment (Reader/Printer at Sheriff location)

\$2256	1196-10375 Health Insurance	
\$222	1196-10375 Dental Insurance	
\$372	1196-23000 Office Supplies	

Said budget amendment/revision is to establish a partial budget for Records-Grant equipment purchase.

Commissioner Vogt seconded the motion.

Discussion: Commissioner Vogt asked if the decreased amounts in this amendment were for an amount that the County was supposed to match.

Commissioner Stamper answered affirmatively.

The motion passed 3-0. **Order 362-99**

**Subject: Approve Budget Amendment for Second Fairgrounds Appraisal**

Commissioner Stamper moved to authorize a budget amendment as follows:

AMOUNT	(increasing) ACCOUNT
\$8000	2090-71101 Hospital Profit Share:

Said budget amendment is to pay for the appraisal conducted by Roberts & Associates for the Boone County Fairgrounds.

Commissioner Miller seconded the motion.

There was no discussion.

The motion passed 3-0. **Order 364-99**

**Subject: Approve a Budget amendment for Sobriety Checkpoint Equipment (Sheriff's Department)**

Commissioner Stamper moved to authorize a budget amendment as follows:

AMOUNT	(increasing) ACCOUNT
\$550	1251-91300 Machinery and Equipment
\$370	1251-23850 Minor Equipment
\$920	1251-03411 Federal Grant Reimbursement

Said budget amendment is to purchase officer safety related equipment for the Sobriety Checkpoints.

Commissioner Miller seconded the motion.

There was no discussion.

The motion passed 3-0. **Order 365-99**

**Subject: Approve a Budget Amendment to increase Outside Services**

Commissioner Vogt moved to authorize a Budget Amendment as follows:

AMOUNT	(increasing) ACCOUNT
\$353,070	2020-71100 Outside Services

Said budget amendment is to cover disputed charges.

Commissioner Miller seconded the motion.

There was no discussion.

The motion passed 3-0. **Order 363-99**

**Subject: First reading of the Budget Amendment for Fairgrounds Financing**

Commissioner Stamper read into the public record a budget amendment as follows:

<b>AMOUNT</b>	<b>(increasing) ACCOUNT</b>
\$320,000	1190-91800 Land Purchase (General Revenue funding)
\$480,000	1190-91200 Buildings (General Revenue funding)
\$800,000	2090-91800 Land Purchase (Profit Share funding)
\$1,200,000	2090-91200 Buildings (Profit Share funding)

Explanation: Establish budget for Fairground Purchase.

The appraisal obtained by the County shows a value of 3.1 million. Using data from the appraisal's Cost Approach, approximately 60% of the value is attributable to buildings and 40 % to land. The County Commission intends to purchase the property for \$2.8 million (approximately the value of outstanding indebtedness on the property), funding the purchase with \$2.0 million from the Profit Share fund and \$800,000 from General Revenue. The amounts presented above reflect the 60/40 allocation between land and building values.

To the extent that future operations of the fairground property provide revenues to the County, the County Commission intends to reimburse the General Fund for its share of the cost.

Commissioner Stamper requested that a public hearing be set for September 28<sup>th</sup> as the first agenda item.

### **Commissioner Reports**

#### *Commissioner Stamper*

Commissioner Stamper stated that he attended the City/County Kick-off portion of the United Way Campaign at the Parkade Center. He stated that County employees should be receiving their packets very soon. He stated that Kevin Crane is the official representative for the County, however employees have been designated from each department to help with the campaign.

Commissioner Stamper stated that he welcomed the Missouri Association of County Clerks to Boone County. He stated that they started their activities at the Les Bourgeois Winery and the group will be in town until this Friday.

Commissioner Stamper reported that he met with Mike Hight of the Hight's Chaparral Homeowners Association. He stated that they were dealing with the last street that needed to be brought up to the County's standards to be accepted for maintenance.

Commissioner Stamper stated that he scheduled another meeting for the elected officials of SDA-5 to meet with Jim Dickerson and work with some issues.

Commissioner Vogt stated that in the conversation that she had with Dick Webber and Roger Young they discussed funneling SDA-5 through the Regional Planning Commission. She stated that she knew the offer had been made once to the State, but felt however that they should be made again. She stated that during the meeting, they also discussed having the Solid Waste District and Section 8 Housing go through the RPC. She stated that this might be a way to cut the costs of those services that are provided to the constituencies of all the Counties.

Commissioner Stamper stated that this SDA is becoming very difficult to manage. He stated that Callaway County is already proposing that they might want to join SDA-2.

Commissioner Vogt stated that Audrain County was also considering this option.

Commissioner Stamper stated that if Audrain and Callaway chose that option, it would render SDA-5 very vulnerable. He stated that he would try to bring the other members of the Boone County Commission a proposal to vote on. He stated that the way it is currently being proposed, SDA-5 would not have the latitude of selecting the entity to administer the funds. He stated that all of the administration would come out of the administrative body of the combined SDA.

Commissioner Vogt stated that she did not like the combined SDA alternative.

Commissioner Stamper stated that he held a work session this morning with Stan Shawver, Director of Planning and Building Inspection and Frank Abart, Director of Public Works to discuss stormwater. He stated that there are some draft model regulations that are being reviewed by the two departments. He stated that they are reluctant to engage in any official process or recommendation until they know what the EPA recommendations that are going to be set in either October 1999 or March 2000.

*Commissioner Miller*

Commissioner Miller stated that she received phone calls about some dust control that had been grated up. She stated that Frank Abart was working on that this morning.

Commissioner Miller stated that she had also been working on the visioning process. She stated that they now have a facilitator, Kent Newman, who is also the director of the Wallace House Foundation in Iowa. She stated that the chief focus of the Wallace House Foundation is intergovernmental cooperation and City/County collaborative efforts.

*Commissioner Vogt*

Commissioner Vogt stated that she completed a road tour this morning. She stated that Mr. Harvey is getting a lot of work done. She stated that he asked her if there was anything further that he could do to help. She stated that she told him that these days she only received calls concerning St Charles Rd.

Commissioner Stamper stated for the public record that they were receiving so many calls concerning St. Charles Rd because it services 10,000 people a day.

Commissioner Vogt stated that much of the chip and seal in the Northern District has been (or is being) accomplished.

Commissioner Vogt stated that she has had complaints about the new asphalt (put on County roads). She stated that there is a lot of seal patching being done on the cracks.

Commissioner Stamper stated that he spoke with a person that specializes in asphalt about this. He stated that the individual told him that the longitudinal cracks in highways are mainly caused by heat and drying conditions, while latitudinal cracks are often caused by structural issues.

Commissioner Vogt reported that she had copies of the Real Estate Dedication/Preservation Agreement between Boone County and Sanders and Powell families for the County Commission. She stated that she and John Patton have done a lot of work for the agreements. She stated that the survey and the appraisal on the property have been commissioned. She stated that they felt as though they were ready to enter into the agreement.

Commissioner Vogt moved to enter into a Real Estate Dedication/Preservation Agreement with Donald and Delores Sanders (husband and wife) and Sidney and Wanda June Powell (husband

and wife) landowners of said piece of property described in the agreement and to accept said property into the County's inventory of land.

Commissioner Miller seconded the motion.

There was no discussion.

The motion passed 3-0. **Order 365A-99**

Commissioner Vogt stated that Judy Hall called the County Commission Office to invite all County employees to the Twilight Festival on September 23<sup>rd</sup> to have their picture taken in the courtyard. She stated that they also requested that the fountain be turned off for the picture.

Commissioner Stamper asked what time the employees needed to be in the courtyard.

Commissioner Vogt stated that the time had not been set yet.

Commissioner Vogt stated that Roger Berg (photographer) would also like to be given permission to set up his equipment for the photograph on the 3<sup>rd</sup> Floor of the Government Center.

Commissioner Stamper asked that someone find out the specific time for the picture so that an e-mail could be sent to the County employees.

Commissioner Vogt stated that in the Staff meeting, they also discussed the need for a new photograph for the notecards.

Commissioner Miller stated that she had a lot of digital photographs of the Courthouse area that were taken for the plat book. She invited Commissioner Vogt to look at these photographs to see if there was one that she could use.

Commissioner Stamper stated they might need a specific kind of shot for the notecards.

There was no public comment.

The meeting was adjourned at 2:45pm.

Attest:

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Wendy S. Noren  
Clerk of the County Commission

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Don Stamper  
Presiding Commissioner

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Karen M. Miller  
District I Commissioner

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Linda Vogt  
District II Commissioner