



**CITY OF GRAIN VALLEY**  
**BOARD OF ALDERMEN MEETING MINUTES**  
 Regular Session

**08/22/2016**  
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**ITEM I: CALL TO ORDER**

- The Board of Aldermen of the City of Grain Valley, Missouri, met in Regular Session on August 22, 2016 at 7:07 p.m. in the Council Chambers located at Grain Valley City Hall
- The meeting was called to order by Mayor Mike Todd

**ITEM II: ROLL CALL**

- City Clerk Chenéy Parrish called roll
- *Present: Arnold, Headley, Palecek, Stanley, West*
- *Absent: Johnston*

**-QUORUM PRESENT-**

**ITEM III: INVOCATION**

- Invocation was given by James Pycior of Mission Woods Community of Christ

**ITEM IV: PLEDGE OF ALLEGIANCE**

- The Pledge of Allegiance was led by Alderman Yolanda West

**ITEM V: APPROVAL OF AGENDA**

- City Administrator Ryan Hunt noted no changes to the agenda

**ITEM VI: PROCLAMATIONS**

- None

**ITEM VII: CITIZEN PARTICIPATION**

- Mayor Todd opened the floor for citizen participation
  - Norm Combs, 1008 SW Foxtail Drive - expressed his appreciation to those who supported the bowling fundraiser for Pathways of Honor
  - Russ O'Hare, 1101 NE Clear Creek Drive – shared his concern with a parking situation in Creekside Village. Busses are not able to make turns or get down the streets due to parked cars. As a result, children are being dropped at the main road and must walk home. Fire hydrants are also being blocked. Chief David Starbuck stated his department will monitor the situation and issue tickets, if needed. Community Development Director Ken Murphy also noted that the Transportation Committee will look into the parking situation since the streets are narrow.

**ELECTED OFFICIALS PRESENT**

Mayor Mike Todd  
 Alderman Dale Arnold  
 Alderman Bob Headley  
 Alderman Valerie Palecek  
 Alderman Tranita Stanley  
 Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**

Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**

City Administrator Ryan Hunt  
 City Attorney Matt Geary  
 City Clerk Chenéy Parrish  
 Community Development Director  
 Ken Murphy  
 Finance Director Cathy Bowden  
 Chief of Police David Starbuck  
 Parks & Recreation Director  
 Shannon Davies



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**ITEM VIII: CONSENT AGENDA**

- June 8, 2016 – Planning & Zoning Commission Meeting Minutes
- July 12, 2016 – Park Board Meeting Minutes
- July 13, 2016 – Planning & Zoning Commission Meeting Minutes
- August 8, 2016 – Board of Aldermen Meeting Minutes
- August 22, 2016 – Accounts Payable
- *Alderman West made a Motion to Approve Consent Agenda*
- *The Motion was Seconded by Alderman Headley*
- *Motion to Approve Consent Agenda was voted on with the following voice vote:*
  - *Aye: Arnold, Headley, Palecek, Stanley, West*
  - *Nay: None*
  - *Abstain: None*

**-MOTION APPROVED: 5-0-**

**ITEM IX: PUBLIC HEARING**

- **Zone Change**  
*-Mayor Todd Opened the Public Hearing for the Request for a Zone Change from M-1 Light Industrial District to Downtown Overlay District – Transition Zone for Portions of the Breezeway Exclusive Business Park to Allow for the Development of a Cosentino’s Price Chopper at 7:12 p.m.-*
  - Community Development Director Ken Murphy shared that the zoning change went through the public hearing process and was approved. This zoning change will make the property match the rest of the development.
  - Mayor Todd opened the floor to citizens for comment:
    - No comments or questions were received from the public*-Mayor Todd Closed the Public Hearing for the Zone Change at 7:14 p.m.-*
  
- **Tax Levy**  
*-Mayor Todd Opened the Public Hearing for the 2016 Tax Levy at 7:14 p.m.-*
  - City Administrator Ryan Hunt explained the 2016 Tax Levy proposal as noted in the public hearing notice
  - Mayor Todd opened the floor to citizens for comment:
    - No comments or questions were received from the public*-Mayor Todd Closed the Public Hearing for the 2016 Tax Levy at 7:17 p.m.-*

**ELECTED OFFICIALS PRESENT**  
 Mayor Mike Todd  
 Alderman Dale Arnold  
 Alderman Bob Headley  
 Alderman Valerie Palecek  
 Alderman Tranita Stanley  
 Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**  
 Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**  
 City Administrator Ryan Hunt  
 City Attorney Matt Geary  
 City Clerk Cheney Parrish  
 Community Development Director  
     Ken Murphy  
 Finance Director Cathy Bowden  
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- No Discussion
- **Bill No. B16-14** was voted upon with the following voice vote:
  - Aye: Arnold, Headley, Palecek, Stanley, West
  - Nay: None
  - Abstain: None

**-Bill No. B16-14 Approved for a Second Reading: 5-0-**

- City Attorney Matt Geary read **Bill No. B16-14** for its second reading by title only
- Alderman Headley moved to accept the second reading of **Bill No. B16-14** making it Ordinance #2390
- The Motion was Seconded by Alderman Stanley
  - No Discussion
- **Bill No. B16-14** was voted upon with the following roll call vote:
  - Aye: Arnold, Headley, Palecek, Stanley, West
  - Nay: None
  - Abstain: None

**-BILL NO. B16-14 BECAME ORDINANCE #2390: 5-0-**

**Bill No. B16-15:** An Ordinance to Establish the City of Grain Valley, Missouri’s Annual Tax Levies for the 2016 Calendar Year for General Municipal Government Operations; the Retirement of General Obligation Debt; Park Maintenance; and Public Health Purposes

- City Attorney Matt Geary read **Bill No. B16-15** for its first reading by title only
- Alderman West moved to accept the first reading of *Bill No. B16-15* bringing it back for a second reading by title only
- The Motion was Seconded by Alderman Headley
  - No Discussion
- **Bill No. B16-15** was voted upon with the following roll call vote:
  - Aye: Arnold, Headley, Palecek, Stanley, West
  - Nay: None
  - Abstain: None

**- Bill No. B16-15 Approved for a Second Reading: 5-0-**

**ELECTED OFFICIALS PRESENT**  
 Mayor Mike Todd  
 Alderman Dale Arnold  
 Alderman Bob Headley  
 Alderman Valerie Palecek  
 Alderman Tranita Stanley  
 Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**  
 Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**  
 City Administrator Ryan Hunt  
 City Attorney Matt Geary  
 City Clerk Cheney Parrish  
 Community Development Director  
 Ken Murphy  
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**Bill No. B16-16:** An Ordinance to Approve a Contract with the Grain Valley Assistance Council to Provide Funding for the Home Delivered Meals Program

- City Attorney Matt Geary read **Bill No. B16-16** for its first reading by title only
- *Alderman Headley moved to accept first reading of Bill No. B16-16 bringing it back for a second reading by title only*
- *The Motion was Seconded by Alderman Arnold*
  - City Administrator Hunt shared that the Grain Valley Assistance Council requested an increase in funding for 2017. The contract has been updated to increase funding to \$8,000 effective January 2017.
- **Bill No. B16-16** was voted upon with the following voice vote:
  - *Aye: Arnold, Headley, Palecek, Stanley, West*
  - *Nay: None*
  - *Abstain: None*

**-Bill No. B16-16 Approved for a Second Reading: 5-0-**

**Bill No. B16-17:** An Ordinance Changing the Zoning for Certain Land from M-1 Light Industrial to Downtown Overlay District Transition Zone for Star Acquisitions, Inc.

- City Attorney Matt Geary read **Bill No. B16-17** for its first reading by title only
- *Alderman Palecek moved to accept first reading of Bill No. B16-17 bringing it back for a second reading by title only*
- *The Motion was Seconded by Alderman Stanley*
  - City Administrator Hunt explained that Bill 16-17 and Bill 16-18 are on the agenda for two reads due to an interest in time frames for getting the Cosentino's Price Chopper project started.
- **Bill No. B16-17** was voted upon with the following voice vote:
  - *Aye: Arnold, Headley, Palecek, Stanley, West*
  - *Nay: None*
  - *Abstain: None*

**-Bill No. B16-17 Approved for a Second Reading: 5-0-**

- City Attorney Matt Geary read **Bill No. B16-17** for its second reading by title only
- *Alderman Palecek moved to accept the second reading of Bill No. B16-17 making it Ordinance #2391*
- *The Motion was Seconded by Alderman Arnold*
  - No Discussion

**ELECTED OFFICIALS PRESENT**

Mayor Mike Todd  
Alderman Dale Arnold  
Alderman Bob Headley  
Alderman Valerie Palecek  
Alderman Tranita Stanley  
Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**

Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**

City Administrator Ryan Hunt  
City Attorney Matt Geary  
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- **Bill No. B16-17** was voted upon with the following roll call vote:
  - Aye: Arnold, Headley, Palecek, Stanley, West
  - Nay: None
  - Abstain: None

**-BILL NO. B16-17 BECAME ORDINANCE #2391: 5-0-**

**Bill No. B16-18:** An Ordinance Approving the Final Plat of Grain Valley Marketplace No. 2

- City Attorney Matt Geary read **Bill No. B16-18** for its first reading by title only
- Alderman Palecek moved to accept first reading of **Bill No. B16-18** bringing it back for a second reading by title only
- The Motion was Seconded by Alderman Headley
  - No Discussion
- **Bill No. B16-18** was voted upon with the following voice vote:
  - Aye: Arnold, Headley, Palecek, Stanley, West
  - Nay: None
  - Abstain: None

**-Bill No. B16-18 Approved for a Second Reading: 5-0-**

- City Attorney Matt Geary read **Bill No. B16-18** for its second reading by title only
- Alderman Palecek moved to accept the second reading of **Bill No. B16-18** making it Ordinance #2392
- The Motion was Seconded by Alderman Arnold
  - No Discussion
- **Bill No. B16-18** was voted upon with the following roll call vote:
  - Aye: Arnold, Headley, Palecek, Stanley, West
  - Nay: None
  - Abstain: None

**-BILL NO. B16-18 BECAME ORDINANCE #2392: 5-0-**

**ITEM XIV: RESOLUTIONS**

- None

**ITEM XV: CITY ATTORNEY REPORT**

- None

**ELECTED OFFICIALS PRESENT**

Mayor Mike Todd  
Alderman Dale Arnold  
Alderman Bob Headley  
Alderman Valerie Palecek  
Alderman Tranita Stanley  
Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**

Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**

City Administrator Ryan Hunt  
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**ITEM XVI: CITY ADMINISTRATOR & STAFF REPORTS**

- City Administrator Ryan Hunt
  - *City Administrator Hunt asked for a count of those who will be on the City's float for the Grain Valley Fair parade*
- Community Development (Community Development Director Ken Murphy)
  - *Community Development Director Ken Hunt shared a memo prepared as a result of the Transportation Committee meeting concerning South Street parking. The Transportation Committee will meet again in 60 days to determine if the school's new parking spaces have mitigated the problem.*
- Finance (Finance Director Cathy Bowden)
  - *None*
- City Clerk (City Clerk Chenéy Parrish)
  - *None*
- Parks & Recreation Department (Parks & Recreation Director Shannon Davies)
  - *None*
- Police (Chief of Police David Starbuck)
  - *None*

**ITEM XVII: BOARD OF ALDERMEN REPORTS & COMMENTS**

- Alderman Bob Headley
  - *None*
- Alderman Valerie Palecek
  - *Alderman Palecek asked for an update on the vacant house on LeAnn. Community Development Director Ken Murphy stated that the abatement contractor has been given the information and abatement should be taken care of tomorrow.*
- Alderman Tranita Stanley
  - *Alderman Stanley inquired about a post on Facebook concerning police officers using city vehicles for off-duty security assignments. Police Chief David Starbuck explained that the police officers are allowed to use the city cars and equipment while performing off-duty security assignments due to safety concerns and the need to have access to radios. The company requesting security pays for this service.*
- Alderman Yolanda West
  - *None*

**ELECTED OFFICIALS PRESENT**  
 Mayor Mike Todd  
 Alderman Dale Arnold  
 Alderman Bob Headley  
 Alderman Valerie Palecek  
 Alderman Tranita Stanley  
 Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**  
 Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**  
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**ITEM XVIII: MAYOR REPORT**

- Mayor Mike Todd
  - *None*

**ITEM XIX: EXECUTIVE SESSION**

- Mayor Todd stated a need to hold an Executive Session for Legal Actions, Causes of Action of Litigation, Pursuant to Section 610.021(1), RSMo. 1998, as Amended
- *Alderman Arnold moved to close the Regular Meeting for items related to Section 610.021(1), RSMo 1998, As Amended.*
- *The motion was seconded by Alderman West*
  - No Discussion
- *The motion was voted on with the following roll call vote:*
  - *Aye: Arnold, Headley, Palecek, Stanley, West*
  - *Nay: None*
  - *Abstain: None*

**-MOTION CARRIED: 5-0-**

**-THE REGULAR MEETING CLOSED AT 7:45 PM**

- *Alderman Headley moved to open the Regular Meeting*
- *The motion was seconded by Alderman Arnold*
  - No Discussion
- *The motion was voted on with the following roll call vote:*
  - *Aye: Arnold, Headley, Palecek, Stanley, West*
  - *Nay: None*
  - *Abstain: None*

**-MOTION CARRIED: 5-0-**

**-THE REGULAR MEETING OPENED AT 8:39 PM**

**Item XX: ADJOURNMENT**

- The meeting adjourned at 8:39 p.m.

**ELECTED OFFICIALS PRESENT**

Mayor Mike Todd  
Alderman Dale Arnold  
Alderman Bob Headley  
Alderman Valerie Palecek  
Alderman Tranita Stanley  
Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**

Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**

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Minutes submitted by:

\_\_\_\_\_  
Chen y Parrish  
*City Clerk*

\_\_\_\_\_  
Date

Minutes approved by:

\_\_\_\_\_  
Mike Todd  
*Mayor*

\_\_\_\_\_  
Date

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**ELECTED OFFICIALS PRESENT**

Mayor Mike Todd  
Alderman Dale Arnold  
Alderman Bob Headley  
Alderman Valerie Palecek  
Alderman Tranita Stanley  
Alderman Yolanda West

**ELECTED OFFICIALS ABSENT**

Alderman Chuck Johnston

**STAFF OFFICIALS PRESENT**

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