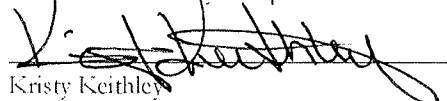


NOTICE OF MEETING

PUBLIC NOTICE IS HEREBY GIVEN THAT A REGULAR MEETING OF THE BOARD OF ALDERMEN OF THE CITY OF CLEVER, MISSOURI WILL BE HELD AT THE CLEVER CITY HALL, 304 S CLARKE AVE, CLEVER, MISSOURI ON APRIL 20, 2021 AT 6:30PM TO CONSIDER AND ACT UPON THE MATTERS ON THE FOLLOWING TENTATIVE AGENDA AND SUCH MATTERS AS MAY BE PRESENTED AT THE MEETING AND DETERMINED TO BE APPROPRIATE FOR DISCUSSION AT THE TIME:

1. CALL TO ORDER & PLEDGE OF ALLEGIANCE
2. SWEARING IN OF NEWLY ELECTED OFFICIALS
 - a. Appointing Mayor Pro Tem
3. MINUTES: March 16, 2021
4. FINANCIALS
 - a. February Revenues: Adm \$47,086.94 St \$4,237.90 Court \$3,402.50 Water \$53,436.14 Sewer \$26,623.69 Expenditures: Adm \$120,579.77 St \$29,393.26 Court \$.000 Water \$105,072.20 Sewer \$96,380.49
 - b. March Revenues: Adm \$61,726.14 St \$17,650.45 Court \$2,978.00 Water \$56,726.97 Sewer \$27,599.33 Expenditures: Adm \$43,443.15 St \$9,954.24 Court \$5,911.50 Water \$57,884.31 Sewer \$61,655.85
 - c. Bank Accounts – Remove and add signers
 - d. Change Order – Awning over window at City Hall & Training Room for PD
5. WATER/WASTEWATER
 - a. Ronnie Keithley – Water Report
 - b. Bert Bond – Wastewater Report
6. COURT
 - a. Written
7. STREETS/PARKS/GROUNDS
 - a. Bill 04-2021 Ordinance 527 - Program Agreement
8. PLANNING AND ZONING
 - a. Appoint Board Member to P & Z
 - b. Bill 05-2021 Ordinance 528 – P & Z Members
 - c. Bill 06-2021 Ordinance 529 - Fence Regulations
9. POLICE
10. ADMINISTRATION
 - a. ShowMe Christian County
 - b. Homebased Business
 - i. Becca Bakes – 416 Little Ave
 - ii. Custom Sweets by Melissa – 410 N Seminole
 - iii. Cheyenne's Cleaning, LLC – 101 E Brown
 - iv. Performance Mobile Detail, LLC – 413 Little Ave
11. EXECUTIVE
 - a. Executive session pursuant to section 610.021.3(Personnel) of the revised statutes of the state of Missouri

Posted this 15th Day of April 2021.


Kristy Keithley

MINUTES

Mayor Maisel called the regular meeting to order at 6:38 pm with the reciting of the Pledge of Allegiance. Aldermen present: Priebe, and Hackworth, and Fuller. McPhail was absent. Refer to sign in sheet for all others present.

MINUTES

Priebe made the motion to approve the minutes of February 22, 2021. Hackworth 2nd the motion passed with 3 ayes.

FINANCIALS

Clerk was out of office at the annual clerks' conference and was unable to complete financials. They will be emailed out and posted on website. Clerk will have in April packets for approval.

WATER/WWTP

Mr. Keithley submitted a written report.

Mr. Bond submitted a written report.

Hackworth made the motion to approve the Director's Report and the Adjustments \$70.34. Fuller 2nd the motion and passed with 3 ayes.

COURT – written.

STREET/PARKS/GROUNDS

Mr. Keithley submitted a written report.

Bids were accepted for the paving project of Kennedy, Elm, and intersection of Little & Public. Two bids were submitted APAC \$265,450.00 and Blevins \$298,000.00.

Priebe made the motion to accept the bid from APAC for the Kennedy, Elm, and intersection of Little and Public for \$365,450.00. Hackworth 2nd the motion and passed with 3 ayes.

PLANNING AND ZONING

Priebe made the motion for the 1st reading of Bill 03-2021 Ordinance 526 by title "AN ORDINANCE OF THE CITY OF CLEVER GRANTING A SPECIAL-USE PERMIT FOR THE PURPOSE OF AUTHORIZING JJ PROPANE BULK STORAGE/OUTDOOR STORAGE IN THE GENERAL COMMERCIAL ZONING DISTRICT LOCATED AT 118 LITTLE RD, BILLINGS MO 65610 (NORTHEAST CORNER LITTLE RD/HWY 14 (VETERANS BLVD))" and copies available to the public. Hackworth 2nd the motion and passed by roll call vote: Priebe – Aye, Fuller – Aye, Hackworth – Aye, McPhail – Absent.

Fuller made the motion for the 2nd reading and final passage of Bill 03-2021 Ordinance 526 by title "AN ORDINANCE OF THE CITY OF CLEVER GRANTING A SPECIAL-USE PERMIT FOR THE PURPOSE OF AUTHORIZING JJ PROPANE BULK STORAGE/OUTDOOR STORAGE IN THE GENERAL COMMERCIAL ZONING DISTRICT LOCATED AT 118 LITTLE RD, BILLINGS MO 65610 (NORTHEAST CORNER LITTLE RD/HWY 14 (VETERANS BLVD))" and copies available to the

public. Priebe 2nd the motion and passed by roll call vote: Priebe – Aye, Fuller – Aye, Hackworth – Aye, McPhail – Absent.

POLICE

ADMIN

MTS Express, LLC, a mobile tire repairs and sales is requesting a homebased business located at 304 E Teakwood. This location is only office work and parking of his mobile van. No repairs, maintenance, or onsite sales will take place at the residence.

Priebe made the motion to approve the homebased business for MTS Express, LLC located at 304 E Teakwood. Fuller 2nd the motion and passed with 3 ayes.

Mayor Maisel informed the Board that a citizen has a concern about the city's storm siren and the policy to set it off during testing and/or storm. Mayor Maisel informed the Board that she contacted Mr. Amtower and Mr. Keithley on the operations of the storm siren. Mayor Maisel did state that if the current siren is in working order that it should be utilized but no more upkeep or repairs should be made do the accessibility of weather radios and cell phones. Alderman Priebe would like to push a storm weather radio campaign to help with those who may not have access to a cell phone.

Discussion was held on the current open position of City Inspector. This position is currently defined as Code Enforcement, Animal Control, and Building Inspector.

Priebe made the motion to amend this position to remove the Building Inspector out and have it as its own contracted position. Fuller 2nd the motion and passed with 3 ayes.

Discussion continues the animal control and code enforcement position and current wages of employees. Alderman Hackworth stated for the record that this was the first time in his 11years on the Board to have a Chief of Police that declined new personnel at this time and was proud of the direction of the department.

Clerk is to bring a new job description via email to the Board this week to include code enforcement, animal control, and maintenance. Step pay is to be sent to the Board via email to get a program in place. Looking a starting with current salaries and raising 2-2.5%, setting a cap on raises at a certain year of service to coincide with LAGERS and then to just allow for COLAs at from that point forward.

Hackworth made the motion to adjourn at 8:23 pm. Priebe 2nd the motion and passed with 3 ayes.

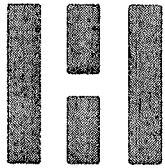
Respectfully Submitted,

Date Approved:_____

Kristy Keithley - City Clerk

Dale Maisel – Mayor

FINANCIAL



HAMBHEY

CONSTRUCTION

Eric Hambey
e: eric@hambeyconstruction.com
p: 1 (417) 840-8615

Change Order

City Hall-Drive-Through Window Awning

Project: Clever City Hall & Police Dept. **Date:** 4/5/2021

Location: 304 Clarke Ave. Clever, Christian County, MO. 65631

PR Summaries:

Price addition for drive-through window triangle awning (8'-6" wide x 4' deep x 1'-7" tall at connection to building).

Total Price Change to Contractor's Contract: Add-\$1611.50

-Material: \$1140.00

-Labor: \$325.00

-Contractor's Overhead (10%) \$146.50

Validation:

Contractor Information:

Company: Hambey Construction, LLC

Signed: 

Printed Name: Eric Hambey

Date: 4/5/2021

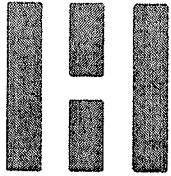
Owner Information:

Company: Clever Representative

Signed: _____

Printed Name: _____

Date: _____



HAMBEY CONSTRUCTION

Eric Hambey

e: eric@hambeyconstruction.com

p: 1 (417) 840-8615

Change Order

Clever Police Station-Training Room

Project: Clever Police Dept. **Date:** 4/5/2021

Location: 304 Clarke Ave. Clever, Christian County, MO. 65631

PR Summaries:

Price addition for Installation of (1) New metal stud wall (approx. 18' x 11'-8" tall with $\frac{5}{8}$ " drywall on both sides, Installing Owner provided door, closed cell spray foam on ceiling of training room area, Installation of metal grating for existing floor drain, electric, painting .

Total Price Change to Contractor's Contract: **Add-\$9420.12**

-Material: \$3685.12

-Electric: \$725.00

-Closed Cell Spray Foam \$1655.00

-Labor: \$3355.00

Validation:

Contractor Information:

Company: Hambey Construction, LLC

Signed:

Printed Name: Eric Hambey

Date: 4/5/2021

Owner Information:

Company: Clever Representative

Signed:

Printed Name:

Date: _____

WATER/

WWTP

Director's Report

DISTRIBUTION EFFICIENCY SUMMARY

	Gallons	Percent
Water Supplied to System	4,568,100	100.0%
Water Sold to Customers	4,034,266	88.3%
Utility Use (fire, flushing)	300,000	6.6%
Water Lost	-233,834	5.1%
Average Use Per Account	3,496	
Accounts Using Water	1,154	

	WATER	TRASH	PRIMACY	RES SALES	BUSINESS S	SEWER
Charges	\$21,475.45	\$14,829.30	\$444.00	\$342.33	\$84.33	\$26,930.28
Count	1154	1063	1150	1092	36	1141
Average	\$18.61	\$13.95	\$0.39	\$0.31	\$2.34	\$23.60

CITY OF CLEVER ADJUSTMENT REPORT

03/25/21 11:42 AM

Page 1

Account	Billing Name	Date	Charge Name	Amount	Comment	Type
01-00000066-00-5	FARMER, RYAN	03/15/21	WATER	(\$14.80)	FIXED A WATER LEAK	Adjustment
01-00002553-00-2	GARCIA, REBECCA	03/01/21		\$60.00	BOUGHT HOUSE TOOK DEP OVERAG	Adjustment
01-00002706-00-4	LOUDERBACK, CHEYENN	03/15/21	NSF CHARGE	\$27.50		Adjustment
01-00002706-00-4	LOUDERBACK, CHEYENN	03/15/21	WATER	\$45.83	NSF	Adjustment
01-00002706-00-4	LOUDERBACK, CHEYENN	03/15/21	RES SALES TAX	\$0.39	NSF	Adjustment
01-00002706-00-4	LOUDERBACK, CHEYENN	03/15/21	SEWER	\$29.56	NSF	Adjustment
01-00002706-00-4	LOUDERBACK, CHEYENN	03/15/21	TRASH	\$15.07	NSF	Adjustment
01-00001791-00-7	WOOD, TAYA	03/02/21		(\$110.17)	applied to wrong account	Adjustment
01-00002706-00-4	LOUDERBACK, CHEYENN	03/15/21	WATER	\$0.34	NSF	Adjustment
01-00002381-00-5	CLINTON, BOBBY	03/18/21	PRIMACY	\$0.37	nsf	Adjustment
01-00000066-00-5	FARMER, RYAN	03/15/21	RES SALES TAX	(\$0.20)	FIXED WATER LEAK	Adjustment
00-00002685-00-9	LAWRENCE, DANIEL	03/16/21		(\$22.23)	ddeposit overage	Adjustment
01-00002381-00-5	CLINTON, BOBBY	03/18/21	NSF CHARGE	\$27.50		Adjustment
01-00002381-00-5	CLINTON, BOBBY	03/18/21	WATER	\$49.35	nsf	Adjustment
01-00002381-00-5	CLINTON, BOBBY	03/18/21	RES SALES TAX	\$0.70	nsf	Adjustment
01-00002381-00-5	CLINTON, BOBBY	03/18/21	SEWER	\$37.41	nsf	Adjustment
01-00002381-00-5	CLINTON, BOBBY	03/18/21	TRASH	\$13.70	nsf	Adjustment
01-00002706-00-4	LOUDERBACK, CHEYENN	03/15/21	PRIMACY	\$0.41	NSF	Adjustment
				\$160.73		

CITY OF CLEVER
AGED ACCOUNTS

03/25/21 11:35 AM
Page 1

Account	Full Billing Name	3 Per Full Overdue Property Address
00-00001785-00-7	BRUCE, RANDALL & JENNIFER	\$16.10 406 LYNN DRIVE
00-00003111-01-1	CANYON CREEK INVESTMENTS	\$36.48 701 W RICE ST
00-00003025-01-1	CLEAR CREEK FAMILY DENTAL	\$1.97 6809 W VETERANS BLVD STE
00-00002827-01-0	NOE, REGINA & JAMES	\$79.35 111 W NOLA
00-00002299-01-1	BODENHAMER, KYLE	\$33.08 709 W LAKE
00-00001378-01-2	DRISKILL PROPERTIES	\$23.34 112 N PUBLIC
00-00000160-04-7	LIVEOAK, GORDON & TABATH	\$2.37 312 E GRANT
00-00002770-04-0	BRIZENDINE, AMANDA	\$14.07 227 EAGLE CIRCLE
00-00000073-02-0	ORTON, NICHOLE & SHAWN	\$10.20 409 W BROWN
00-00002968-01-0	DUPREE PROPERTIES	\$9.02 109 CHERRY
		\$225.98

Council,

Here is the Council Report for April 2021.

Water and Sewer,

We have been doing a lot of work at the Wastewater Treatment Plant. We have been working with Clean Stream to get the valves and check valves replaced at the lift station. We have the check valves on order and should be here in a couple of weeks. The water system is in good working order with no known problems. We have started changing out more water meters since they came in. We still have several to do.

Streets, Parks, and Grounds,

As you all are aware mowing season is upon us. Both mowers are running well and no issues to report.

On the 14 Hwy section of the sidewalk, we had a hole come up after the heavy rains due to the heavy run off. We placed additional Rip Rap (big rock) in the hole to hopefully slow down the runoff.

I believe all the paperwork with APAC is signed and returned so they should be starting on our street improvements soon. I am ready for that project to begin.

If you have any questions, please give me a call.

Thank
Ronnie Keithley
Public Works Director

COURT

MUNICIPAL DIVISION SUMMARY REPORTING FORM

Refer to instructions for directions and term definitions. Complete a report each month even if there has not been any court activity.

<u>I. COURT INFORMATION</u>		Municipality: Clever Municipal		Reporting Period: Mar 1, 2021 - Apr 1, 2021	
Mailing Address: 304 SOUTH CLARK AVENUE, PO BOX 52, CLEVER, MO 65631					
Physical Address: 304 SOUTH CLARK AVENUE, PO BOX 52, CLEVER, MO 65631				County: Christian County	
				Circuit: 38	
Telephone Number: (417)7432544			Fax Number:		
Prepared by: KRISTY KEITHLEY			E-mail Address:		
Municipal Judge:					
<u>II. MONTHLY CASELOAD INFORMATION</u>				Alcohol & Drug Related Traffic	Other Traffic
A. Cases (citations/informations) pending at start of month				4	122
B. Cases (citations/informations) filed				0	26
C. Cases (citations/informations) disposed					
1. jury trial (Springfield, Jefferson County, and St. Louis County only)				0	0
2. court/bench trial - GUILTY				0	0
3. court/bench trial - NOT GUILTY				0	0
4. plea of GUILTY in court				0	7
5. Violations Bureau Citations (i.e. written plea of guilty) and bond forfeiture by court order (as payment of fines/costs)				0	5
6. dismissed by court				0	0
7. <i>nolle prosequi</i>				0	4
8. certified for jury trial (not heard in Municipal Division)				0	0
9. TOTAL CASE DISPOSITIONS				0	16
D. Cases (citations/informations) pending at end of month [pending caseload = (A+B)-C9]				4	132
E. Trial de Novo and/or appeal applications filed				0	0
<u>III. WARRANT INFORMATION (pre- & post-disposition)</u>			<u>IV. PARKING TICKETS</u>		
1. # Issued during reporting period	3	1. # Issued during period		0	
2. # Served/withdrawn during reporting period	2	<input type="checkbox"/> Court staff does not process parking tickets			
3. # Outstanding at end of reporting period	103				

MUNICIPAL DIVISION SUMMARY REPORTING FORM

<u>COURT INFORMATION</u>	Municipality: Clever Municipal	Reporting Period: Mar 1, 2021 - Apr 1, 2021
---------------------------------	--------------------------------	---

<u>V. DISBURSEMENTS</u>			
Excess Revenue (minor traffic and municipal ordinance violations, subject to the excess revenue percentage limitation)		Other Disbursements: Enter below additional surcharges and/or fees not listed above. Designate if subject to the excess revenue percentage limitation. Examples include, but are not limited to, arrest costs, witness fees, and board bill/jail costs.	
Fines - Excess Revenue	\$1,612.50	Court Automation	\$143.57
Clerk Fee - Excess Revenue	\$175.60	Total Other Disbursements	\$143.57
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Excess Revenue	\$5.90	Total Disbursements of Costs, Fees, Surcharges and Bonds Forfeited	\$2,843.50
Bond forfeitures (paid to city) - Excess Revenue	\$0.00	Bond Refunds	\$0.00
Total Excess Revenue	\$1,794.00	Total Disbursements	\$2,843.50
Other Revenue (non-minor traffic and ordinance violations, not subject to the excess revenue percentage limitation)			
Fines - Other	\$500.00		
Clerk Fee - Other	\$50.00		
Judicial Education Fund (JEF) <input type="checkbox"/> Court does not retain funds for JEF	\$20.50		
Peace Officer Standards and Training (POST) Commission surcharge	\$20.52		
Crime Victims Compensation (CVC) Fund surcharge - Paid to State	\$146.23		
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Other	\$1.68		
Law Enforcement Training (LET) Fund surcharge	\$44.00		
Domestic Violence Shelter surcharge	\$0.00		
Inmate Prisoner Detainee Security Fund surcharge	\$44.00		
Sheriffs' Retirement Fund (SRF) surcharge	\$57.00		
Restitution	\$22.00		
Parking ticket revenue (including penalties)	\$0.00		
Bond forfeitures (paid to city) - Other	\$0.00		
Total Other Revenue	\$905.93		

STREETS

PARKS

GROUND

**AN ORDINANCE AUTHORIZING THE PROGRAM AGREEMENT WITH THE MISSOURI
DEPARTMENT OF TRANSPORTATION, FOR TRANSPORTATION ALTERNATIVES
FUNDS.**

NOW, THEREFORE, be it ordained by the City of Clever, Missouri
(governing body of applicant)

1. That Dale Maisel, be and he/she is hereby authorized to execute and file the Program Agreement on
(designated official)
behalf of the City of Clever, Missouri with the State of Missouri for the construction of:
(legal name of applicant)

Clever Sidewalk Improvement TAP#3321(419)

2. That Dale Maisel, Mayor,
(name of authorized official) (title)
3. That the City of Clever, Missouri agrees and willingly enters into the Program Agreement with
(legal name of applicant)
the Missouri Highways and Transportation Commission (Exhibit A – attached).

he/she is hereby authorized and directed to furnish such information as the Missouri Department of Transportation may reasonably request in connection with the agreement, which is herein authorized, to sign all necessary documents on behalf of the applicant, to furnish such assurances to the Missouri Department of Transportation as may be required by law or regulation, and to receive payment on behalf of the applicant.

CERTIFICATE OF RECORDING OFFICER

The undersigned, duly qualified and acting City Clerk of the City of Clever, Missouri, does hereby certify:
(title of officer) (legal name of applicant)

That the attached ordinance is a true and correct copy of the ordinance adopted at a legally convened meeting of the City of Clever, Missouri held on the 20th day of April 2021:

(name of the governing body of applicant)

and further that such ordinance has been fully recorded in the journal of proceedings and records in my office. IN WITNESS WHEREOF, I have hereunto set my hand this 20th day of April 2021.

FIRST READING HELD ON THIS 20TH DAY OF APRIL 2021.

	Aye	Nay
Alderman Priebe	_____	_____
Alderman Larson	_____	_____
Alderman McPhail	_____	_____
Alderman Schmidt	_____	_____

SECOND READING AND FINAL PASSAGE HERE ON THIS 20TH DAY OF APRIL 2021.

	Aye	Nay
Alderman Priebe	_____	_____
Alderman Larson	_____	_____
Alderman McPhail	_____	_____
Alderman Schmidt	_____	_____

Approved: _____

Dale Maisel – Mayor

ATTEST:

Kristy Keithley – City Clerk

PLANNING
&
ZONING

**ORDINANCE RE-APPOINTING PLANNING & ZONING MEMBERS
AND APPOINTING NEW MEMBERS**

WHEREAS, Ordinance No. 129 was passed and approved on April 9, 1985 establishing a Zoning Commission in; the City of Clever, Missouri:

WHEREAS, the person hereinafter mentioned have agreed to serve as members of the Zoning Commission of the City of Clever, Missouri:

NOW, THEREFORE, be it ordained by the Board of Aldermen of the City of Clever, Missouri as follows:

1. There was established in the City of Clever, Missouri a Zoning Commission in April of 1985.
2. The following persons, being citizens and freeholders of the City of Clever, Missouri are hereby appointed to serve upon said Zoning Commission with terms to expire as follows:

ED WESTERMAN	whose term shall expire March 17 2025
BRANDON KEITH	whose term shall expire February 19, 2025
DAVID WOLF	whose term shall expire February 19, 2023
JO NOVAK	whose term shall expire April 20, 2024
SCOTT HACKWORTH	whose term shall expire April 20, 2024

3. THAT, a member of the Board of Aldermen, _____, of the City of Clever, Missouri and Mayor, Dale Maisel, of the City of Clever, Missouri shall likewise serve in said commission as provided by statute.

FIRST READING HELD ON THIS 20TH DAY OF APRIL, 2021.

	Aye	Nay
Alderman PREIBE	_____	_____
Alderman LARSON	_____	_____
Alderman SCHMIDT	_____	_____
Alderman MCPHAIL	_____	_____

SECOND READING AND FINAL PASSAGE HERE ON THIS 20TH DAY OF APRIL, 2021.

	Aye	Nay
Alderman PREIBE	_____	_____
Alderman LARSON	_____	_____
Alderman SCHMIDT	_____	_____
Alderman MCPHAIL	_____	_____

Approved Date: _____

(SEAL)

Attest:

DALE MAISEL, Mayor

KRISTY KEITHLEY, City Clerk

**AN ORDINANCE AMENDING CHAPTER 405: ZONING REGULATION OF THE CITY OF
CLEVER CODE BOOK.**

An Ordinance of the City of Clever, County of Christian, State of Missouri to amend Chapter 405: Zoning Regulation accepting and approving all changes relating to the City's codes on fencing.

**BE IT ORDAINED BY THE CITY COUNCIL OF AND FOR THE CITY OF CLEVER,
COUNTY OF CHRISTIAN, STATE OF MISSOURI, AS FOLLOWS:**

SECTION I: All ordinances or parts of ordinances in conflicts with this ordinance are hereby amended or repealed.

SECTION II: GENERAL PROVISIONS.

- A. Scope. The provisions of this Chapter shall apply to the construction, installation, reinstallation, alteration, replacement, repair, location and maintenance of fences and walls.
- B. Intent. The purpose of this Chapter is to provide minimum requirements to safeguard life, health, property, and public welfare, by regulating and controlling the construction and location of fences and walls to provide an aesthetically compatible and pleasing urban environment and edify the City of Clever's position as a livable and desirable community.

SECTION III: APPLICABILITY.

- A. Jurisdiction. This Chapter shall apply to all real property within the corporate limits of the City of Clever, Missouri.
- B. Required. Any owner or authorized agent who intends to construct, install, substantially alter, or replace a fence or wall, or to cause any such work to be done, shall first make application to the City's building official and obtain the required permit in the amount of \$45.00 for R1b, R1c, and RM (residential) zonings and \$120.00 for Commercial, Industrial, and Agricultural zonings.
- C. Prohibited. No individual or entity performing any of the actions listed in Subsection (B) on behalf of the owner or authorized agent of property shall do so without first verifying with the owner or authorized agent that the required permit has been issued and is available for inspection by the City's building official during the duration of the work being performed. The individual or entity performing the work shall maintain a copy of the permit at the worksite for inspection purposes and shall be responsible for performing the work in compliance with the requirements of this Chapter and any other applicable provisions of the City Code.
- D. Exemptions.
 - a. All real property that is zoned as Agricultural (AG) or used as a public utility facility or other public use shall be exempt from the provisions of this Chapter.
 - b. Any fence being repaired or replaced with the same type and size of material shall be exempt as long as the existing fence is not nonconforming.
- E. Violation. Any violation of this Section shall be punished pursuant to Section VII.

SECTION IV: DEFINITIONS

For the purposes of interpreting the regulations found here, the certain words and terms shall have the following meanings (Also, reference 405 Zoning Regulations: Definitions)

AREA OF SPECIAL FLOOD HAZARD — The land in a floodplain within a community subject to a one-percent or greater chance of flooding in any given year, as delineated in the Flood Insurance Rate Map.

BUILDING — A structure having a roof supported by columns or walls, intended, designed, used or suitable for use for the support, enclosure, shelter or protection of animals or property, and when separated by fire walls each portion of such structure shall be deemed a separate building.

BUILDING LINE — A line established beyond which no part of the building may project, except as otherwise provided by this Chapter.

BUILDING OFFICIAL — The officer or other designated authority charged with the administration and enforcement of this Chapter or a duly authorized representative.

EASEMENT — That portion of land or property reserved for present or future use by a person or agency other than the legal fee owner(s) of the property.

1. **ACCESS EASEMENT** — That portion of land or property reserved for present or future use by a person or agency to access utility or drainage easements or adjacent properties. The easement shall be permitted to be for use on the lot or lots.
2. **DRAINAGE EASEMENT** — That portion of land or property reserved for present or future stormwater run-off. The easement shall be permitted to be for use under or on the lot or lots.
3. **UTILITY EASEMENT** — That portion of land or property reserved for present or future utility, such as electric, gas, water, etc. The easement shall be permitted to be for use under, on or above a lot or lots.

ELECTRIC — Any material comprising a fence or wall that carries an electric current intended to generate an electric shock upon contact, excluding fences comprised of individual wires specifically designed for conditioning domesticated animals owned as pets and nuisance-rodents to recognize certain boundaries.

FENCE — An enclosure, wall or partition constructed of approved materials, which encloses or divides a lot, parcel, or tract of land.

FENCE HEIGHT — Any fence or wall measured from the finished grade to the top of said fence or wall.

FLOOD INSURANCE RATE MAP — An official map of a community, on which the Administrator has delineated both the special flood hazard areas and the risk premium zones applicable to the community.

FLOODPLAIN — Any land area susceptible to being inundated by water from any source.

FLOODPLAIN ADMINISTRATOR — The officer or other designated authority charged with the administration and implementation of flood damage prevention, pursuant to Chapter 415 of the Clever City Code.

LOT — A parcel of land whose boundaries have been established by some legal instrument such as a recorded deed or a recorded map and which is recognized as a separate legal entity for purposes of transfer of title. Also, reference 405 Zoning Regulations: Definitions

LOT LINE — Ref 405 Zoning Regulations: Definitions

OWNER — Any person, agent, firm or corporation having a legal or equitable interest in the property.

PERMIT — An official document or certificate issued by the authority having jurisdiction that authorizes performance of a specified activity.

PERSON — A natural individual, heirs, executors, administrators or assigns, and also includes a firm, trust, partnership or corporation, its or their successors or assigns, or the agent of any of the aforesaid.

PUBLIC WAY — Any street, alley or similar parcel of land essentially unobstructed from the ground to the sky, which is deeded, dedicated or otherwise permanently appropriated to the public for public use.

REPAIR — The substantial reconstruction or renewal of an existing fence or wall for the purpose of maintenance.

Sight distance triangle means a triangular shaped portion of land established at street intersections and street driveway intersections in which nothing may be erected, planted or allowed to grow in such a manner as to limit or obstruct the sight distance of persons entering or leaving the intersections.

STRUCTURE — Anything fabricated, assembled, constructed or erected by the skill of man, the use of which requires more or less permanent location on the ground or attached to something having a permanent location on the ground, including, but not limited to, buildings, advertising signs, billboards, poster panels, trash burners, radio towers, poles and fences.

WALL — See "fence."

WALL HEIGHT — See "fence height."

WORKMANLIKE — Executed in a skilled manner; e.g., generally plumb, level, square, in line, undamaged and without marring adjacent work.

YARD — An open space on the same lot with a building, unoccupied and unobstructed by any portion of a structure from the ground upward except as otherwise provided herein. In measuring a yard, the depth of the front yard, side yard, or rear yard, the minimum horizontal distance between the lot line and the main building shall be used. (Appendix A: Table of Permissible Uses.)

YARD, FRONT — A yard extending across the front of a lot between the side yard lines and being the minimum horizontal distance between the street line and the main building or any projection thereof,

other than the projection of the usual steps or entranceway. Covered porches shall be considered part of the main building and shall not project into a required front yard.

YARD, REAR — A yard extending across the rear of a lot between the side lot lines and being the minimum horizontal distance between the rear lot line and the rear of the main building or any projections other than steps, unenclosed balconies, or unenclosed porches. On corner lots, the rear yard shall be considered as parallel to the street upon which the lot has its least dimension. On both corner lots and interior lots, the rear yard shall, in all cases, be at the opposite end of the lot from the front yard.

YARD, SIDE — A yard extending from the front lot line to the rear yard line and being the minimum horizontal distance between the side lot line and the side of the main building or any projection thereof as herein defined. On corner lots, the side yards shall be perpendicular to the street upon which the lot has its least dimension.

SECTION V: FENCES AND WALLS.

- A. Fences and walls constructed within the City limits shall comply with the provisions of this Section and be constructed in workmanlike fashion.
- B. Materials.
 - a. General. All materials, including fasteners, supports, ornamental decorations, etc., used in construction of fences and walls as defined herein, shall be resistant to the elements.
 - b. Prohibited. The following materials shall be prohibited in the construction or use with fences and walls as defined herein:
 - i. Razor wire (concertina wire);
 - ii. Barb wire;
 - iii. Electric;
 - iv. Tires, pallets or other material not specifically designed to be used as a fence.
 - c. Exceptions.
 - i. Security fences located in commercial or industrial zoning districts may be comprised of chain link and barbed or razor wire and may be located in the front, side, and rear yards of the property, subject to approval by the Administrator. All barbed or razor wire shall be placed no less than seven (7) feet above the finished grade.
 - ii. Where required. Key boxes are required in new and existing fences where access to or within an area is restricted because of secured openings or where immediate access is necessary for life-saving or fire-fighting purposes, the fire department is authorized to require a key box to be installed in an approved location. The key box shall be the KNOX BOX brand and shall contain keys to gain necessary access as required by the fire department. Any security gates installed with a key pad entry or a magnetic card swipe reader shall have a KNOX BOX brand key operated switch installed for emergency entry where required by the fire department.

C. Construction Requirements.

- a. Fences and walls can be installed up to the property line; but all posts, bases and other structural parts shall be located completely within the boundaries of the lot on which it is located.
- b. All fences and walls erected adjacent to a public street shall have the finished side of the fences facing toward the street.
- c. The owner and/or occupant of the property shall maintain his or her fence or wall in good condition at all times. Fences or walls found to be in a deteriorated condition and/or in need of repair shall be subject to the provisions of Chapter 215 of the Clever City Code.
- d. Fences or walls shall not be installed in or through a stormwater detention basin, retention pond, drainage easement or area of special flood hazard, unless such fences or walls are formally authorized by the City's Floodplain Administrator through the issuance of a permit.
- e. Fences or walls installed in or through a utility easement shall be installed at the property owner's risk, and the property owner shall be responsible for the cost of repair to the fence or wall removed or damaged by a utility company or the City exercising its rights under the terms of the easement.
- f. Fences or walls erected at the intersection of streets or driveways shall not be located within a reserved sight triangle, as indicated by Exhibit 1.
- g. Utility Line Location. It is very important to accurately locate any utilities on your property prior to any excavation, including fence postholes, to prevent person injury or utility damage. All utilities will be located free by calling the Missouri One-Call System Inc. at 1-800-344-7483. Please call between two (2) and ten (10) days prior to digging.
- h. Any application for the construction of a fence or wall that is proposed to exceed six (6) nominal feet in height, in residential zoning districts shall provide a written justification of the request along with the application that will be reviewed by the Building Official. Should the Building Official accept the proposed variance from the standard, all fences exceeding six (6) nominal feet in height shall be constructed in accordance with the design criteria listed below; or by an alternate design prepared by a design professional registered in the State of Missouri; or by a design deemed acceptable by the Building Official.
 - i. Minimum fence post pier shall be twelve (12) inches in diameter with a minimum depth of thirty-six (36) inches into undisturbed soil; and
 - ii. The post shall be set into the post pier a minimum of thirty (30) inches; and
 - iii. Fence posts shall be a minimum of six (6) feet on center; and
 - iv. Maximum fence height not to exceed eight (8) feet.
- i. All fence or wall construction with electric materials that carry an electric current intended to generate an electric shock upon contact shall install warning signage on the fence. There shall be at least one (1) clearly visible warning sign located on the exterior of each side of the fence and every twenty-five (25) feet of the entire length of the portion of the fence comprised of electric materials as described above. Each warning

sign shall clearly and legibly indicate that an electric fence is in use and have an area no less than twenty-five (25) square inches on either side.

- j. All fences or walls constructed with electric materials that carry an electric current intended to generate an electric shock upon contact shall be located completely within the boundaries of a separate fence or wall composed of non-electric materials and be installed at a height no higher than the height of the separate fence or wall which encloses it.

D. Restrictions

- a. Temporary fences are not allowed.
- b. In no case shall a fence encroach into a public space or into a sidewalk. All fences shall remain a minimum of twelve (12) inches from the closest sidewalk edge.
- c. In no case shall a fence enclose or restrict access to a water meter, water valve, or sewer manhole.
- d. In cases where fences are not erected on property lines due to easement or other restrictions, a pedestrian gate shall be installed within the fence that allows access to the unenclosed space for maintenance activities.
- e. Upon the receipt of the application the City shall conduct an administrative and site analysis. The City recommends that the owner of any property who plans on erecting a fence/wall to obtain a proper survey. Fence misplacement outside proper property lines is not the responsibility of the City of Clever.
- f. The City is not responsible for covenants. It is advisable to check with your homeowner's association (if applicable) and review the covenants of the subdivision prior to the fence placement.

SECTION VI: FENCE AND WALL HEIGHT REQUIREMENTS.

MAXIMUM ALLOWABLE FENCE/WALL HEIGHT		
Fence Location	All Residential Zoned Districts (R1b, R1c, RM)	All Commercial/Industrial C/I
Fence Location		
Rear yard and rear half of	6 feet	12 feet (see barb/razor wire)
Side yard		

SECTION VII: NON-CONFORMING FENCES AND WALLS

- A. Authority to Continue. Any fence or wall which does not comply with the applicable requirements may be continued so long as it remains otherwise lawful.
- B. Enlargement, Repair, Alteration. Any non-conforming fence or wall shall not be enlarged, repaired, or altered without obtaining a fence permit and shall thereafter conform to the regulations of this Chapter.

- C. Moving. Non-conforming fences or walls shall not be moved in whole or part for any distance whatsoever to any other location on the same lot or any other lot unless the entire fence or wall shall thereafter conform to the regulations of this Chapter.

SECTION VIII: VIOLATIONS

- A. Unlawful Acts. It shall be unlawful for any person, firm or corporation to install, alter, repair or move a fence or wall; or cause the same to be done, in conflict with or in violation of any provisions of this Chapter.
- B. Violation — Penalties. Any person found guilty of violating this Chapter shall be penalized in accordance with Section 100.220 of the Clever City Code.

FIRST READING HELD ON THIS 20TH DAY OF APRIL, 2021.

	Aye	Nay
Alderman PREIBE	_____	_____
Alderman LARSON	_____	_____
Alderman SCHMIDT	_____	_____
Alderman MCPHAIL	_____	_____

SECOND READING AND FINAL PASSAGE HERE ON THIS 20TH DAY OF APRIL, 2021.

	Aye	Nay
Alderman PREIBE	_____	_____
Alderman LARSON	_____	_____
Alderman SCHMIDT	_____	_____
Alderman MCPHAIL	_____	_____

Approved Date: _____

(SEAL)

Attest:

KRISTY KEITHLEY, City Clerk

DALE MAISEL, Mayor

POLICE

ADMIN

City of Clever

Where It Just Gets Better Every Day

Business License Application

License Number: _____

Application Guidelines

1. If you are required to pay sales tax to the City of Clever, you must have a sales tax ID number issued by the State of Missouri. State Statutes require any business doing any type of retail sales to obtain a "No Tax Due" Statement from the Department of Revenue – before a business license can be issued.
2. If you are a contractor or sub-contractor, you are required to provide an updated copy of your Workers' Compensation Insurance pursuant to section RSMo. 287.061.
3. If your business is home based, you will be required to complete the form labeled "Home Based Business Questionnaire" and submit this additional form with your business license application.
4. If you plan to make any changes to the building or property associated with the business, you are required to contact the Planning and Zoning Commission prior to the approval of your business license.

Applicant Information

Applicant Name: Rebecca McAllister Date: 4/7/2021
Mailing Address: 416 Little Avenue Phone: 417-258-1534
City, State, Zip: Clever, MO, 65631 Email: rebecca.mcallister1229@gmail.com

Business Information

Business Name: Becca Bakes
Business Address: 416 Little Avenue
Business Phone #: 417-258-1534
Business Owner Name: Rebecca McAllister
Type of Business: In-home bakery
Missouri State Sales Tax ID Number: _____

Yes ☒ No ☐ Is your business home based? (if yes, please complete the form, "Home Based Business Questionnaire")

Yes ☐ No ☒ Do you plan to make any changes to the building or property associated with the business? (If yes, please contact the Planning and Zoning Commission prior to the approval of your business license).

CITY OF CLEVER OFFICE USE ONLY

License Fee Collected: \$ 25.00 Date Paid: 4-12-21

Approval Date: _____ City Clerk: _____

Mayor: _____

City of Clever
Where It Just Gets Better Every Day

BUSINESS LICENSE APPLICATION

Please Check ALL The Items That Apply:

☒ NEW ☐ RENEWAL ☐ MERCHANT ☐ CONTRACTOR ☐ SERVICE PROVIDER ☒ HOME-BASED

Business/Company Name Custom Sweets by Melissa Fed/State ID # _____
410 N Seminole Clever Mo 65631
Business/Company Address City State Zip

Mailing Address (if different from Business Address) City State Zip

Office Phone Number _____ Fax Number _____ Cell Number 417-522-8659 Email Address melissamichelle1107@gmail.com
Melissa Lower Melissa Lower
Name of Applicant (Print) Name of Applicant Signature

Name of Legal Owners of Business _____
home bakery
Brief Description of Business

Sales Tax ID Number Issued by State of Missouri: _____

NOTICE To: Merchant, Service Provider and Contractors;

By signing this application, you affirm that you participate in a Federal Work Authorization Program and do not and shall not employ any person who does not have the legal right or authorization under Federal law to work in the United States. (Missouri House Bill 1549)

Any Businesses or Contractors selling at retail will be required to submit a certificate of "No Tax Due Statement" issued within 90 days prior of app. date from the Missouri Department of Revenue.

All Contractors ARE required to submit an updated copy of Workers' Compensation Insurance even if you do not have any employees before a Business License can be issued. Waivers are NOT accepted (City Code Book Chapter 605 Section 605.050 Sub Section E)

- If you provide any food services, you should contact the Christian County Health Department as soon as possible. A copy of your health inspection must be submitted with Application. If you will be selling liquor, you must provide a copy of your State of Missouri liquor license. (City Code Book Chapter 600 for Liquor)
- If you will be re/placing a sign or remodeling, please contact the City Inspector at 417-743-5109 for any permits, if necessary.

(For Office Use Only)

License Number: _____

Fee Collected: 25.00 Date Paid: 3-19-21 Received By: Melissa

City Clerk: _____ Mayor: _____ Date Approved: _____



BUSINESS LICENSE APPLICATION

Please Check ALL The Items That Apply:

☒ NEW ☐ RENEWAL ☐ MERCHANT ☐ CONTRACTOR ☐ SERVICE PROVIDER ☒ HOME-BASED

Cheyenne's Cleaning LLC

Business/Company Name

Fed/State ID #

101 E Brown St Clever MO 65631

Business/Company Address

City

State

Zip

Mailing Address (if different from Business Address)

City

State

Zip

Office Phone Number

Fax Number

Cell Number

Email Address

Stormy Hubbard

Stormy Hubbard

Name of Applicant (Print)

Name of Applicant Signature

Stormy Hubbard

Name of Legal Owners of Business

Residential Cleaning

Brief Description of Business

Sales Tax ID Number Issued by State of Missouri: _____

NOTICE To: Merchant, Service Provider and Contractors;

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- If you will be re/placing a sign or remodeling, please contact the City Inspector at 417-743-5109 for any permits, if necessary.

(For Office Use Only)

License Number: _____

Fee Collected: _____ Date Paid: _____ Received By: _____

City Clerk: _____ Mayor: _____ Date Approved: _____

City of Clever

Where It Just Gets Better Every Day

BUSINESS LICENSE APPLICATION

Please Check The Items That Apply:

☒ NEW ☐ RENEWAL ☐ MERCHANT ☐ CONTRACTOR ☐ SERVICE PROVIDER ☐ HOME-BASED

Performance Mobile Detail LLC

#86-1778571

Business/Company Name

Fed/State ID #

413 Little Ave Clever

MO

65631

Business/Company Address

City

State

Zip

Strictly Mobil *Does Not work out of home

Mailing Address (if different from Business Address)

City

State

Zip

417-773-0053

Goperformancemobile@gmail.com

Office Phone Number

Fax Number

Cell Number

Email Address

Michael Garner

Michael Garner

Name of Applicant (Print)

Name of Applicant Signature

Michael Garner

Name of Legal Owners of Business

Mobil detail service, Automotive, Marine + RV

Brief Description of Business

Sales Tax ID Number Issued by State of Missouri: _____

NOTICE To: Merchant, Service Provider and Contractors;

By signing this application, you affirm that you participate in a Federal Work Authorization Program and do not and shall not employ any person who does not have the legal right or authorization under Federal law to work in the United States. (Missouri House Bill 1549)

Any Businesses or Contractors selling at retail will be required to submit a certificate of "No Tax Due Statement" issued within 90 days prior of app. date from the Missouri Department of Revenue.

All Contractors ARE required to submit an updated copy of Workers' Compensation Insurance even if you do not have any employees before a Business License can be issued. Waivers are NOT accepted (City Code Book Chapter 605 Section 605.050 Sub Section E)

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- o If you will be re/placing a sign or remodeling, please contact the City Inspector at 417-743-5109 for any permits, if necessary.

(For Office Use Only)

License Number: _____

Fee Collected: 25.00

Date Paid: 3-22-21

Received By: Melissa

City Clerk: _____

Mayor: _____

Date Approved: _____