

# REGULAR CITY COUNCIL SESSION

MALDEN CITY COUNCIL  
MONDAY, MAY 20, 2024 — 6:00 P.M.  
CITY HALL—201 SOUTH MADISON

Mayor Denton Kooyman called the meeting to order at 6:00 p.m. with Tony Allen with Kimball Baptist Church conducting the opening prayer.

**ROLL CALL:**

	<u>PRESENT</u>	<u>ABSENT</u>
Council Member Downs	X	
Council Member Jenkins	X	
Council Member Lefler	X	
Council Member House	X	
Council Member Joyce	X	
Council Member Jones	X	
Council Member Beckett	X	
Council Member Coleman	X	
Members Present		<u>8</u>

**Others Attending:** Deputy City Clerk Jessie Cobb, DED/Airport Director David Blalock, Public Safety Department Director/Chief of Police Jeff Mitchell, City Treasurer Angela Earnheart, City Attorney Jonce Chidister and City Administrator Ivone Smith.

**15 MINUTE OPEN FORUM**

None.

**APPROVAL OF THE MINUTES**

- a. **Approval of Regular Council Session Minutes of April 15, 2024.**

**MOTION:** By Council Member House to approve the Regular Session Minutes of April 15, 2024.

**SECOND:** By Council Member Jones.

**Motion Passed 8/0**

**TREASURERS REPORT**

- a. **Financial Report**

City Treasurer Earnheart reported for the month of April 2024, the General Fund had \$1,250,629.68, COVID Federal Funding has \$290,315.61, Cemetery Fund has \$163,785.25, Park Fund \$0.00, Park/Frisco Park Splashpad Fund \$351,487.15, DED has \$41,610.62, Street Capital Projects Fund \$438,077.98, Solid Waste Management Fund \$5,937.19, Capital Improvement Fund has \$260,858.91. Total cash and cash equivalents \$2,863,080.18 and long-term loan obligations is \$2,142,994.48.

**LIEN FORGIVENESS REQUEST:**

- a. **Aujua Woods – 606 & 608 N. Decatur St., Malden, MO**

Mayor Kooyman informs the Council of Ms. Wood’s request to have liens waived. Council Member Jenkins inquires of Ms. Woods’ intentions with the properties; however, the information was not provided within the request. City Attorney Chidister states the properties are severally delinquent in City and County taxes along with liens filed by the City for demolitions on the properties. Council Member Coleman states he feels if Ms. Woods is in “good standing” with the City, the Council should waive the liens. City Administrator Smith explains the current policy. The purchaser would be responsible for paying Dunklin County taxes and the principal amount on City of Malden taxes. Upon presentation of the Collector’s Deed, a Lien Waiver would be prepared for the purchaser to file with the Dunklin County Recorder’s Office. She suggests a document be prepared for future requests so these questions are answered at the time of the request.

**MOTION:** By Council Member Coleman to approve Aujua Woods request to have liens waived upon 606 & 608 N. Decatur St., Malden, MO.

**SECOND:** By Council Member Downs.

**Motion Passed 8/0**

**DED/AIRPORT INDUSTRIAL PARK:**

**a. Aviation Project Consultant Supplemental Agreement**

DED/Airport Director Blalock informs the Council there is a Consultant Agreement that is associated with the fence being constructed around the runways.

**MOTION:** By Council Member Joyce to authorize Mayor Kooyman to execute the Aviation Project Consultant Supplemental Agreement on behalf of the City of Malden.

**SECOND:** By Council Member Jenkins.

**Motion Passed 8/0**

**b. Approval of Transfer of Old Street Sweeper to Airport**

City Administrator Smith states the Airport is requesting the purchase of the 1996 Street Sweeper. He is requesting the Airport purchase the street sweeper for \$2,000.00. City Attorney Chidister explains why the Airport must purchase the Street Sweeper because of the restrictions having to do with the FAA. Discussion regarding formulating a policy of where funds from the sale of property should be deposited. City Administrator Smith states she will contact other cities and see how they handle the situation. City Attorney Chidister states a Resolution would need to be prepared.

**MOTION:** By Council Member House to authorize the transfer of the 1996 Street Sweeper from the Street Department to the Airport for \$2,000.00 to be placed into the General Fund.

**SECOND:** By Council Member Jenkins.

**Motion Passed 8/0**

**PLANNING & ZONING BOARD RECOMMENDATIONS:**

**a. Approval of Application for Conditional Use Development – Spectrum Inspection Services, Inc.**

City Administrator Smith states Spectrum Inspection Services, Inc. requested a Conditional Use. She states the property owners would like to remodel the property to include apartments. She further explains that the Planning & Zoning Board advertised and held a Public Hearing, however, no public comments were received. The Planning & Zoning Board recommends the City Council approve the Conditional Use for 1905 N. Douglass St., Malden, MO.

**MOTION:** By Council Member Joyce to approve the requested Conditional Use for Spectrum Inspection Services, Inc. for 1905 N. Douglass St., Malden, MO.

**SECOND:** By Council Member Jenkins.

**Motion Passed 8/0**

**PROPOSED CHANGES TO BOARDS & COMMITTEES**

Mayor Kooyman states there are Boards & Committees that have not met in some time and he feels they need to be removed from Code. The boards and committees he would like to remove are: Arts Commission, Trim Board, Community Center Board and DED/Airport Advisory Committee. He states in order to do this, an ordinance will have to be prepared and approved. Council Member Jenkins inquires how things will be determined without the Community Center Board. City Administrator Smith states everything involving the Community Center will come to the Council for discussion.

**MOTION:** By Council Member Jenkins to authorize City Attorney Chidister to prepare an Ordinance removing the Arts Commission, Trim Board, Community Center Board and DED/Airport Advisory Committee from the City of Malden code.

**SECOND:** By Council Member Joyce.

**Motion Passed 8/0**

**APPROVAL OF BOARD NOMINATIONS & APPROVAL OF COMMITTEE NOMINATIONS**

Mayor Kooyman goes over the list of Board Nominations. He states the vacancy in the Board of Public Works will be filled in the next few months. He also states Mike Keen should be removed from the Park Board so there will be a vacancy on the Park Board.

**MOTION:** By Council Member Jenkins to approve nominations for boards and committees as presented by Mayor Kooyman.

**SECOND:** By Council Member Jones.

**Motion Passed 8/0**

**APPROVAL OF COMMUNITY CENTER RENTAL CONTRACT**

Mayor Kooyman presents the proposed Community Center Rental Contract to the Council. Council Member Jenkins states the term repass needs to be changed to repass/repast but other than that she is good with the contract. Council Member Coleman states he feels the deposits are too low and will not cover damage that could occur. Mayor Kooyman states the deposits were raised after the remodel. He feels the Community Center is the people’s building and the residents need to have reasonable access to the rental spaces. City Administrator Smith stated residents have one rental rate and non-residents have another rental rate. Mayor Kooyman called for a Pole Vote.

**MOTION:** By Council Member House to approve the Community Center Rental Contract as presented but with the term “repass” being changed to “repass/repast.”

**SECOND:** By Council Member Downs.

**POLL VOTE ----- MOTION PASSED**

**5 - YES**

**3 - NO**

Council Member Joyce	NO	Council Member Jones	YES
Council Member House	YES	Council Member Coleman	NO
Council Member Downs	YES	Council Member Beckett	NO
Council Member Lefler	YES	Council Member Jenkins	YES

**SALE OF FIRE TRUCK #19**

Mayor Kooyman states Fire Truck #19 was put on GovDeals per an approved motion from last month’s meeting. He states the highest bid for GovDeals was \$2,000. He reminds the Council that the City of Campbell offered \$3,125, however, he is unsure if they are still willing to purchase the truck for this amount.

**MOTION:** By Council Member Joyce to authorize Mayor Kooyman or City Administrator to sell Fire Truck #19 to the highest bidder whether on GovDeals or through private sale.

**SECOND:** By Council Member Beckett.

**Motion Passed 8/0**

**CITY ADMINISTRATOR’S REPORT**

City Administrator Smith informs the Council the Splash Pad is moving forward. Equipment will be delivered around June 21<sup>st</sup>. The concrete bids will be open on June 13<sup>th</sup> so if anyone is aware of a contractor, please forward their information to her. The Open House for the public to tour the Community Center is scheduled for May 30<sup>th</sup>. A flyer will be sent out to the public soon. She states the City Hall, Municipal Court and Board of Public Works – Utility Office will be closed June 3<sup>rd</sup> – 7<sup>th</sup> for the move. Administrator Smith thanks the City of Malden employees for all their help and work on the Community Center. She asks that the Council and residents be patient as the offices move and take time to settle in.

**COUNCIL LIAISON REPORTS**

**Council Member Beckett** – None.

**Council Member Joyce** – None.

**Council Member Lefler** – Inquires if chickens and turkeys are allowed within the city limits. City Administrator Smith states they are allowed as long as they are contained within a pin.

**Council Member Jenkins** – States Macedonia Cemetery has only been plotted to Row T and she feels Babyland is getting full. She stated after an incident at the Airport Motel, she asked there be more patrols around the area.

**Council Member Coleman** – None.

**Council Member Jones** – None.

**Council Member House** – None.

**Council Member Down** – Would like to have some work done on Martin Luther King Jr. Park such as paving. City Administrator Smith stated it is her intention to go after a grant for MLK Jr. Park after the Splash Pad Grant is closed. Mayor Kooyman states the topic will be put on the Park Board Agenda.

**MAYOR REPORT**

Mayor Kooyman informs the June Council Meeting will be on June 17, 2024 at 6 pm at the Community Center. The Park Board Meeting is scheduled for Wednesday, May 22, 2024 at 5:30 pm at the Old City Hall. The Building Code Committee Meeting is scheduled to be held on May 29, 2024 at 3 pm at Board of Public Works conference room due to the driver examiners using City Hall conference room. The Board of Public Works Meeting will be held June 4, 2024 at 5 pm.

Mayor Kooyman reads a Thank You Note regarding the Walking Trail and he informs the Park Board will be hosting an event at the Tammy Wynette Park on July 4<sup>th</sup>. He states vendors are needed.

**OTHER BUSINESS DEEMED NECESSARY**

With no other business deemed necessary, a Motion to Adjourn was entertained.

**MOTION:** By Council Member Jenkins to adjourn the Regular Council Session of May 20, 2024 at 7:50 p.m.

**SECOND:** By Council Member Lefler.

**POLL VOTE ----- MOTION PASSED**

**8 - YES**


**0 - NO**

Council Member Joyce	YES	Council Member Jones	YES
Council Member House	YES	Council Member Coleman	YES
Council Member Downs	YES	Council Member Beckett	YES
Council Member Lefler	YES	Council Member Jenkins	YES

ATTEST:



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Denton Kooyman – Mayor



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Jessie Cobb – Deputy City Clerk/Deputy City Collector