

CITY OF HANNIBAL
OFFICIAL COUNCIL AGENDA

Tuesday, January 16, 2018
Council Chambers
7:00 p.m.

ROLL CALL

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

APPROVAL OF MINUTES
Regularly Scheduled Council Meeting – January 2, 2018

APPROVAL OF PAYROLL AND CLAIMS
First Half – January, 2018

KEN MARKS – HANNIBAL HISTORY MUSEUM
Re: Request, Street Closures & Use of City Owned Property
Big River Steampunk Festival
August 31 – September 3, 2018

LISA MARKS – VINTAGE MARKET
Re: Request, Street Closures & Use of City Owned Property
Vintage Market Weekend
June 9 – 10, 2018 – 6:00 a.m. – 8:00 p.m.

JEFF LAGARCE – CITY MANAGER

Re: National Incident Management System (NIMS) Adoption

(Resolution No. 2124-18, to follow)

Re: Shinn Lane Roundabout – Notice of Award & Contract Agreement

Bleigh Construction Company

(Resolution No. 2125-18, to follow)

EDIE PRICE – DEPARTMENT OF PUBLIC WORKS MGMT ASSISTANT

Re: Tennyson Subdivision – Dedication of Streets to Public Use

B. Rochelle Tennyson

(Bill No. 18-002, to follow)

Re: Goodhart Drive Street Abandonment & Minor Subdivision Plat Approval

B. Rochelle Tennyson

(Bill No. 18-003, to follow)

Re: Minnow Creek Subdivision – Single Family Residential Subdivision

“Preliminary” Plat Approval

Ball Investment Group, LLC

(Bill No. 18-004, to follow)

ROBERT STEVENSON – GENERAL MANAGER, BOARD OF PUBLIC WORKS

Re: Update, Chloramine Replacement Project

BILL NO. 18-001

**AN ORDINANCE ABANDONING 1,597 SQUARE FOOT OF
RIGHT-OF-WAY TO KANSAS LUMBER HOME STORE AND
SIMULTANEOUSLY APPROVING A MINOR SUBDIVISION
PLAT FOR SAME**

Second and Final Reading

RESOLUTION NO. 2124-18

**A RESOLUTION ADOPTING THE U.S. DEPARTMENT OF
HOMELAND SECURITY'S NATIONAL INCIDENT
MANAGEMENT SYSTEM (NIMS) AS THE STANDARD FOR
INCIDENT MANAGEMENT BY THE CITY OF HANNIBAL**

RESOLUTION NO. 2125-18

**A RESOLUTION ACCEPTING THE BID OF BLEIGH
CONSTRUCTION IN THE AMOUNT OF \$1,637,952.18 FOR THE
RECONSTRUCTION OF THE SHINN LANE ROUNDABOUT
SYSTEM, AUTHORIZING ISSUANCE OF A NOTICE OF
AWARD, AND AUTHORIZING THE MAYOR TO EXECUTE A
CONSTRUCTION CONTRACT FOR SAME**

BILL NO. 18-002

**AN ORDINANCE APPROVING AND ACCEPTING DEDICATION
OF A STREET, TENNYSON ROAD IN THE CITY OF HANNIBAL,
MARION COUNTY, MISSOURI**

First Reading

BILL NO. 18-003

**AN ORDINANCE ABANDONING GOODHART DRIVE AND
APPROVING A SIMULTANEOUS MINOR SUBDIVISION PLAT
OF TENNYSON COMMERCIAL SUBDIVISION**

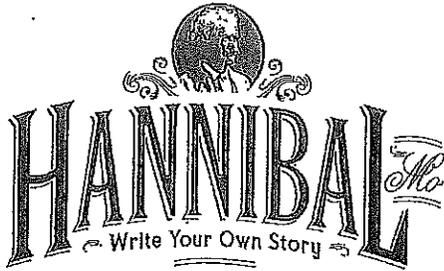
First Reading

BILL NO. 18-004

**AN ORDINANCE APPROVING AND ACCEPTING THE
PRELIMINARY PLAT OF MINNOW CREEK SUBDIVISION, A
SUBDIVISION LYING IN PART OF THE SOUTHWEST
QUARTER OF SECTION 23, TOWNSHIP 57 NORTH, RANGE 5
WEST OF THE FIFTH PRINCIPAL MERIDIAN IN THE CITY OF
HANNIBAL, MARION COUNTY, MISSOURI**

First Reading

ADJOURNMENT



Return to: Office of the City Clerk, Attention: Debbie White, 320 Broadway, Hannibal, Mo 63401, Phone (573) 221-0111 ext.221, Fax (573) 221-8191

SPECIAL EVENT APPLICATION

Today's Date: Jan. 8, 2018 Date you wish to be placed on Agenda: Jan 16, 2018

Your Organization: Hannibal History Museum Special Event: Big River Steampunk Festival

Date(s) of Event: Aug 31 - Sept 3, 2018 Requested Times (from - to) Aug. 31, 2018 @ 3pm thru Sep. 3 @ 5pm

Description of Activity: The 5th Annual Big River Steampunk Festival will be celebrating the history & creative arts behind the steampunk movement through performances, craftmaking, and educational seminars.

Primary Contact Person(s): Ken Marks Home Phone: n/a

Work Phone: 573-248-1819 Cell Phone: 314-482-1640 E-mail: kennethmarks@rocketmail.com

Assistance Needed (location, etc.) Street closure on N. Main between Broadway & Hill and from the street to alleyways at Center & Bird intersections... parking lot at Bird & Main to be reserved again for festival tents/activities. If cooling spray stations are available, we would like to reserve one. (in case of extreme heat.) Will need barricades. DEPARTMENTAL COMMENTS:

Police: Zero cost to HPD Dept. Cost

M Router

Fire: No issues with this request Dept. Cost

Chief Hampton

Public Works: No comments Dept. Cost

B. Chaplin

Building Inspector: No comment Dept. Cost

J Burnham

Parks: No objections Dept. Cost

A Dorian

Street: Will assist with street closures Dept. Cost

B Chaplin

Tourism: No comments

Dept. Cost _____

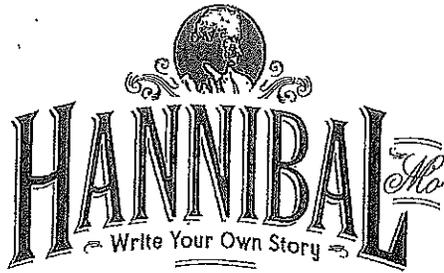
G Bryant

Administration: No objections

Dept. Cost _____

STAFF RECOMMENDS: Approval upon certificate of insurance on file.

Suggestion to perform work
Cost Clerk



Return to:
Office of the City Clerk
Attention: Debbie White
320 Broadway
Hannibal, Mo 63401
Phone (573) 221-0111 ext.221
Fax (573) 221-8191

SPECIAL EVENT APPLICATION

Today's Date: 1/8/17 Date you wish to be placed on Agenda: 1/16/17

Your Organization: Vintage Market Special Event: Vintage Market Weekend

Date(s) of Event: June 9 & 10, 2018 Requested Times (from - to) 6am - 8pm

Description of Activity: Vendors on Main Street selling antiques, repurposed furniture & decor items, food and music. Also demonstrations on DIY projects and furniture refinishing.

Primary Contact Person(s): Lisa Marks Home Phone: NA

Work Phone: (573) 248-1819 Cell Phone: (314) 494-2918 E-mail Lisa@HauntedHannibal.com

Assistance Needed (location, etc.) Block off Main Street between Center and Hill Sts (200 + 300 blocks) and use of the parking lot at the NE corner of Bird + Main St.

DEPARTMENTAL COMMENTS:

Police: No cost HPD Dept. Cost _____

B Rowe

Fire: No issues with this request Dept. Cost _____

Chief Hampton

Public Works: No comments Dept. Cost _____

B. Chaplin

Building Inspector: No comment Dept. Cost _____

J Burnham

Parks: No objections Dept. Cost _____

A Dorian

Street: will assist with road closure Dept. Cost _____

B Chaplin

Tourism: ^{*} Brew Skies Music Festival is being held at the Cave that weekend. Otherwise, no comment. Dept. Cost
G Bryant

Administration: No objections Dept. Cost
J LaGarce

STAFF RECOMMENDS: approval upon certification of insurance on file
Augustine T. Zerkow, UCCO
City Clerk



MEMORANDUM

To: Mayor James Hark and Members of the City Council

From: Jeff LaGarce, City Manager

Re: Resolution Formally Adopting the NIMS Incident Management System

Date: January 8, 2018

Members of the City Council may recall being asked repeatedly – each year - to sign a cover page provided by Emergency Management Director John Hark, stating we operate emergency management operations under the National Incident Management System. We will no longer be asked to sign that page annually.

In-lieu, the U.S. Department of Homeland Security is now requiring cities and counties to adopt a Resolution stating they operate emergency management under the NIMS system.

In 2003, Homeland Security Presidential Directive (HSPD) 5 directed the Homeland Security Secretary to develop and administer a National Incident Management System (hereafter NIMS), which provides a consistent nationwide approach for federal, state, local, and tribal governments to work together more effectively to prevent, prepare-for, respond-to, and recover-from emergency incidents.

Major NIMS components include standardized terminology and organization structures; interoperable communications, consolidated action plans, unified command structures, and personnel qualification standards (testing), standards for planning, straining, and exercising, comprehensive resource management, and designated incident facilities during emergency operations. In order to continue receiving federal preparedness funding, we are required to formally adopt NIMS as the city's standard for emergency operations.

We already use NIMS, but Homeland Security seeks a document of formal adoption; hence, the accompanying Resolution.

Staff recommends approval of the Resolution formally adopting NIMS in the City of Hannibal.



MEMORANDUM

To: Mayor James Hark and Members of the City Council

From: Jeff LaGarce, City Manager

**Re: Shinn Lane Roundabout System
-Resolution Accepting the Lowest Qualified Bidder, Issuing a Contingent
Notice to Proceed, and Awarding Contract**

Date: January 10, 2018

Shinn Lane must safely accommodate thousands of daily motorists; many of whom utilize (i) Hannibal Regional Hospital, (ii) the Hannibal Clinic, (iii) stand-alone medical facilities located within that campus, (iv) the Moberly Area Community College, (v) the Social Security Office, (vi) existing businesses along the Shinn Lane corridor, (vii) Spartan Light Metal, and (viii) the future business park - whose primary entrance will exist at Shinn Lane and Hospital Drive.

Today, excessive business, road, and highway entryways converge together - within too-small an area - to safely accommodate long-term traffic flows. A traffic study was conducted in 2014 to define the future road capacity needed for a Shinn Lane upgrade (2 lanes, 3 lanes, 4 lanes, etc.?). The traffic study yielded a need for three (3) total lanes (1 north, 1 south, and a center turn lane). However, the traffic study also identified the need for a traffic roundabout - rather than a traffic signal - at the intersection of Shinn Lane and Hospital Drive. Like a traffic signal, a roundabout will control turning movements at this intersection. But unlike a traffic signal, a roundabout will not create vehicle backups. For instance, during a.m. rush hour, even a 1-minute red light at the intersection of Shinn/Hospital Drive could cause Shinn Lane vehicles to stack/queue beyond the Shell station entrance, beyond the hospital emergency entrance road, and even impede access on-and-off Highway 36 ramps. The entire purpose of the roundabout is to control safe turning movements without the ills of stacking.

Anyone traveling southbound on McMasters in the vicinity of Homebank - during noon or evening rush - will recognize the safety quagmires of stacking. Red lights regularly cause traffic to stack backward to the north, blocking access to the Highway 36 ramp, blocking Geronimo Drive, impeding access to the bank, often stacking *past* Golden Corral's northernmost entrance, and making it generally difficult to access Indian Mounds neighborhoods. This stacking also impacts Marsh and Hillside egresses. Turning movements in this vicinity are treacherous during these periods. Now imagine Geronimo Drive being the main route for ambulance access to the hospital Emergency Room.

We have a unique opportunity to prevent this situation from reoccurring on Shinn Lane. My intention here is to explain the sole purpose for a traffic roundabout at this location. The roundabout is not an experiment or fashion feature, but a tool designed to *control* traffic movements while simultaneously keeping traffic moving.

Design for the Shinn Roundabout system began in October 2016. Since the project is partially funded by STP-Small Urban funds, MoDOT approvals have been necessary throughout each phase of the process.

Following an unsuccessful first bid in August 2017, modifications to construction timelines were made, heavy liquidated damages were removed, and the project was re-bid. New bids were opened on Wednesday, December 6; the results are show here.

Company	Bid	Lighting Component	City Cost
Bleigh Construction	\$1,637,952.18	\$118,068.00	\$1,519,884.18
Chester Bross Construction	\$1,788,241.80	\$110,000.00	\$1,678,241.80
Lehmann Construction LLC	\$1,797,760.80	\$146,000.00	\$1,651,760.80

BPW will install all street lighting (more-accurately, will pay the bid price for Bleigh to install), so lighting costs will not be borne by the city. The lowest bid was Bleigh Construction in the amount of \$1,637,952.18.

Bleigh’s bid has been reviewed satisfactorily by the city’s engineer, as well as MoDOT. The contract price is \$1,637,952.18, though Hannibal BPW will pay for the street lighting. Thus, the city’s net project cost is \$1,519,884.18.

The original 2016 project estimate was \$1,006,000 to be built in calendar-year 2017. Since this project will begin in Spring 2018 and continue into Fall, it will “straddle” two fiscal years. Therefore, the difference in cost – between the original \$1,006,000 estimate vs today’s \$1,519,884.18 net project cost - will be allocated in the next (July) budget, which brings an additional year of ½ cent revenue for streets. The BPW loan for this project will simply be drawn in 2018 (rather than 2017), and be repaid in 2019 (rather than 2018). The entire project apparatus simply shifts forward by 1 year.

A Resolution would (i) accept the low bid of Bleigh Construction in the amount of \$1,637,592.18, (ii) authorize issuance of the Notice to Proceed - subject to Bleigh providing all requisite security bonding, and (iii) authorizing the Mayor to execute a construction contract for same. Construction would begin in March (weather-dependent) and be completed in seven (7) months.

Staff recommends approval of the Resolution accepting the bid of Bleigh Construction in the amount of \$1,637,952.18 and authorizing the Mayor to execute a Notice to Proceed (subject to the contractor posting bonding) and execute a construction contract for same.



MEMORANDUM

To: Mayor and City Council
From: Edie Price-DPW Management Assistant
Re: Street Dedication of Tennyson Road
Date: January 3, 2018

Tennyson Road, which is located between Route W and Holman Drive, is currently a private road owned by B. Rochelle Tennyson. Mrs. Tennyson is selling all 4 vacant properties in this commercial subdivision, and wishes to dedicate Tennyson Road to the city for ongoing permanent maintenance.

The City has inspected this road and certifies its construction and installation to be in-conformance with city street standards, with 1 minor exception.

While inspecting the road for compliance, Klingner & Associates took 2 random street core samples. Both core samples demonstrated street thicknesses in-excess of six inches (the code requirement is 6-inch thickness).

However, the city separately took six (6) core samples of Tennyson Road. Of these six, four samples exceeded 7 inches in-depth, but two samples measured only 5 5/8 and 5 6/8 respectively. The photo below illustrates these samples.



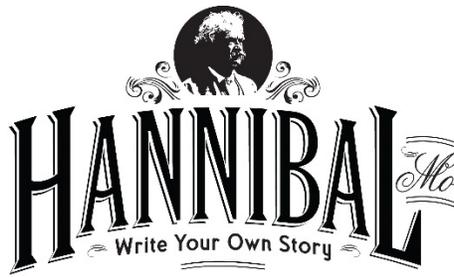


Nonetheless, staff is recommending Tennyson Road be accepted by the city. The slight shortfall in thickness for 2 core samples is negligible. Placed into context, the width of a small office paperclip measures exactly $\frac{1}{4}$ inch (see picture). That's the extent of deficit exhibited here. Should a concrete slab "break" over the next 5 years due to this deficit– the building permit alone (for a new business) would likely fund the cost of repair. Forget new sales taxes – just the building permit renders this decision cost-beneficial.



The property owner of Tennyson Road is now requesting city acceptance of Tennyson Road for public dedication for ongoing permanent maintenance.

Staff recommends accepting the dedicated street of Tennyson Road, into the City of Hannibal.



MEMORANDUM

To: Mayor James Hark and Members of the City Council

From: Edie Price, Management Assistant

Re: Ordinance Abandoning Goodhart Drive and Simultaneous Minor Plat Approval

Date: January 5, 2018

B. Rochelle Tennyson requests the city abandon Goodhart Drive; a platted/paper street off Tennyson Road. In conjunction with this street abandonment request, Mrs. Tennyson is pursuing a minor subdivision plat to blend the vacated road into 2 adjacent lots they own - Lots 5 and 7, creating one (1) large compliant lot with road access. The staff has no objection to this.

BEFORE



AFTER



The proposal vacates a platted street never built or used, and blends this road area into a larger combined lot (as a minor subdivision plat) which Mrs. Tennyson is attempting to sell. P&Z favorably-recommended this proposal on January 5, 2018.

Staff recommends the vacation of Goodhart Drive and simultaneous Minor Subdivision plat approval to accommodate it.



MEMORANDUM

To: Mayor and City Council

From: Edie Price Management Assistant

Re: Preliminary Subdivision Plat Approval

Date: January 4, 2018

A request had been received from Ball Investment Group, LLC to plat a residential subdivision on newly-annexed property located on Jimmy O'Donnell Road. This Subdivision will be known as Minnow Creek Subdivision. The property is zoned A-One and Two Family Residential, and the Balls propose a single family residential subdivision.

This 50-acre property is intended to include 100-homes; however, the Ball's initially propose the platting of sixteen (16) lots near the front. Additional lots will be platted by the Balls in the future.

All city and BPW comments on the plat were forwarded to the applicant's engineer (street names, roadway profile measurements, labels, etc.), who agreed to address all comments in the final plat, when later submitted for P&Z and City Council approval, and eventual recording.

The proposed Minnow Creek Subdivision plat includes 26 foot wide roads (rather than 32 foot). The city's proposed subdivision code revisions - in-progress - will prescribe new residential streets to be 26 foot wide, consistent with Manchester, Ballwin, Ellisville, Des Peres, Wentzville, and Troy. The last two subdivisions approved in Hannibal also included 26 foot residential street widths, and the staff has no objection to this.

The Planning and Zoning Commission approved the preliminary plat on December 21, 2017 and recommended favorably.

Staff recommends first reading of the Bill approving a preliminary plat for the Minnow Creek Subdivision received from the Ball Investment Group.

