

CITY OF FARMINGTON

City Council Minutes of Meeting September 08, 2022 6:00 p.m.

The City Council of the City of Farmington met on September 08, 2022, at Long Memorial Hall, 110 West Columbia Street, Farmington, Missouri 63640.

The meeting was called to order by Mayor Forsythe.

Wayne Linnenbringer gave the invocation.

The roll was called with the following Councilors present: Harry Peterson, Wayne Linnenbringer, Chris Morrison, Vanessa Pegram, Garrett Boatright, David Kennedy, Adam Parks, and Chad Follis.

City Counselor, Scott Reid, was present.

Officials present were Larry Lacy, Greg Beavers, Casey Moore, Todd Mecey, Tim Porter, Paula Cartee, and Travis Trokey.

Councilor Pegram made a motion to approve the agenda, seconded by Councilor Linnenbringer, and passed unanimously.

Kevin Berry, 22 Tanglewood, addressed the Council regarding the handouts that he shared.

Nancy Cozean, 117 Ohio, addressed the Council asking for consideration regarding Green Spaces and explained her request.

Reports were given by Committee Chairs with discussion.

Mayor Forsythe exited the meeting at 07:04 p.m.

Mayor Forsythe re-entered the meeting at 07:07 p.m.

Greg Beavers, City Administrator, provided an update and answered questions from the Council.

Councilor Pegram made a motion to approve the consent agenda, seconded by Councilor Linnenbringer, and passed unanimously.

1. Consent Agenda
 - A. Department Reports
 - B. Minutes of Previous Meeting (August 22, 2022)

Councilor Pegram made a motion for the reading by title only and Council action on Resolution R44-2022, seconded by Councilor Linnenbringer, and passed unanimously.

Scott Reid, City Counselor, read the following Resolution by title only.

RESOLUTION R44-2022: A RESOLUTION OF THE CITY OF FARMINGTON, MISSOURI, AUTHORIZING THE MAYOR TO ENTER INTO AND EXECUTE A DEVELOPMENT AGREEMENT WITH WISDOM PROPERTIES LLC.

Resolution passed unanimously.

Councilor Pegram made a motion for the reading by title only and Council action on Resolution R45-2022, seconded by Councilor Linnenbringer, and passed unanimously.

Scott Reid, City Counselor, read the following Resolution by title only.

RESOLUTION R45-2022: A RESOLUTION OF THE CITY OF FARMINGTON, MISSOURI, AMENDING RESOLUTION R33-2022, SECTION 1, APPOINTING MEMBERS TO SERVE ON THE PLANNING AND ZONING COMMISSION.

Resolution passed unanimously.

Councilor Pegram made a motion for a second reading by title only and Council action on Bill 27082022, seconded by Councilor Linnenbringer, and passed unanimously.

Scott Reid, City Counselor, read the following Bill once by title only.

BILL 27082022 – ORDINANCE 6-165: AN ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF FARMINGTON, BY AMENDING TITLE III: TRAFFIC CODE, SCHEDULE II. STOP AND YIELD INTERSECTIONS.

The roll was called as follows: Councilor Peterson, aye; Councilor Linnenbringer, aye; Councilor Morrison, aye; Councilor Pegram, aye; Councilor Boatright, aye; Councilor Kennedy, aye; Councilor Parks, aye; and Councilor Follis, aye. Eight (8) ayes and no (0) nays, Bill Passed.

Councilor Pegram made a motion for a first reading by title only on Bill 28092022, seconded by Councilor Linnenbringer, and passed unanimously.

Scott Reid, City Counselor, read the following Bill once by title only.

BILL 28092022: AN APPLICATION FOR REZONING AT 921 WEST LIBERTY STREET. (CASE REZ-22-004) THE PROPERTY IS CURRENTLY ZONED AS “R-3: RESIDENTIAL SINGLE FAMILY” WITH A PROPOSED ZONING OF “OA-1: OFFICE AND APARTMENT”. SUBMITTED BY PARKLAND HEALTH CENTER.

Councilor Pegram made a motion for a first by title only on Bill 29092022, seconded by Councilor Linnenbringer, and passed unanimously.

Scott Reid, City Counselor, read the following Bill once by title only.

BILL 29082022: AN APPLICATION FOR REZONING AT HILLSBORO ROAD AND WALLACE ROAD. (CASE REZ-22-005) THE PROPERTY IS CURRENTLY ZONED AS "R-2: RESIDENTIAL SINGLE FAMILY" WITH A PROPOSED ZONING OF "R-4: GENERAL RESIDENTIAL". SUBMITTED BY MARK HEISEL ON BEHALF OF THE 2006 BJ DUNNING GST IRREVOCABLE TRUST (B DIAS LLC).

Councilor Pegram made a motion for a first reading by title only on Bill 30092022, seconded by Councilor Linnenbringer, and passed unanimously.

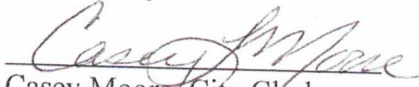
Scott Reid, City Counselor, read the following Bill once by title only.

BILL 30092022: AN APPLICATION FOR REZONING AT 1542 SAINTE GENEVIEVE AVENUE. (CASE REZ-22-006) THE PROPERTY IS CURRENTLY ZONED AS "C-2: GENERAL COMMERCIAL" WITH A PROPOSED ZONING OF "R-4: GENERAL RESIDENTIAL". SUBMITTED BY TOM FAHNESTOCK ON BEHALF OF SOUTHEAST MISSOURI BEHAVIORAL HEALTH.

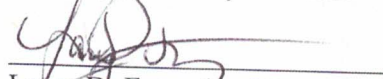
Mayor Forsythe spoke about purchasing the old firehouse.

Councilor Pegram made a motion to adjourn, seconded by Councilor Linnenbringer, and passed unanimously.

Meeting adjourned.


Casey Moore, City Clerk

9/26/2022
Date Approved by Council


Larry D. Forsythe, Mayor

09/26/2022
Date

CITY OF FARMINGTON

Public Hearing Minutes of Hearing September 08, 2022 6:00 p.m.

The City Council of the City of Farmington met on September 08, 2022 at Long Memorial Hall, 110 West Columbia Street, Farmington, Missouri 63640.

The hearing was called to order by Mayor Forsythe.

The roll was called with the following Councilors present: Harry Peterson, Wayne Linnenbringer, Chris Morrison, Vanessa Pegram, Garrett Boatright, David Kennedy, Adam Parks, and Chad Follis.

City Counselor, Scott Reid, was present.

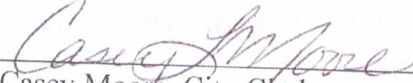
Officials present were Larry Lacy, Greg Beavers, Casey Moore, Todd Mecey, Tim Porter, Paula Cartee, and Travis Trokey.

Mayor Forsythe stated that a Public Hearing is being held to gain input regarding:

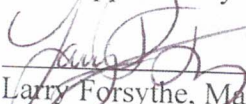
An Application for Rezoning at 921 West Liberty Street. (Case REZ-22-004) The property is currently zoned as "R-3: Residential Single Family" with a proposed zoning of "OA-1: Office and Apartment". Submitted by Parkland Health Center.

Tim Porter, Director of Development Services, explained the request.

Hearing closed at 6:05 p.m.


Casey Moore, City Clerk

9/26/22
Date Approved by Council


Larry Forsythe, Mayor

09/26/2022
Date

CITY OF FARMINGTON

Public Hearing Minutes of Hearing September 08, 2022 6:05 p.m.

The City Council of the City of Farmington met on September 08, 2022 at Long Memorial Hall, 110 West Columbia Street, Farmington, Missouri 63640.

The hearing was called to order by Mayor Forsythe.

The roll was called with the following Councilors present: Harry Peterson, Wayne Linnenbringer, Chris Morrison, Vanessa Pegram, Garrett Boatright, David Kennedy, Adam Parks, and Chad Follis.

City Counselor, Scott Reid, was present.

Officials present were Larry Lacy, Greg Beavers, Casey Moore, Todd Mecey, Tim Porter, Paula Cartee, and Travis Trokey.

Mayor Forsythe stated that a Public Hearing is being held to gain input regarding:

An Application for Rezoning at Hillsboro Road and Wallace Road. (Case REZ-22-005) The property is currently zoned as "R-2: Residential Single Family" with a proposed zoning of "R-4: General Residential". Submitted by Mark Heisel on behalf of the 2006 BJ Dunning GST Irrevocable Trust (B Dias LLC).

Tim Porter, Development Services Director, explained the request.

Councilor Morrison asked for clarification regarding if all of this property is within the city limits.

Tim Porter, Development Services Director, confirmed it is all within the city limits, except for a portion north of Butterfield Gardens.

Mayor Forsythe asked how the zoning for this property was decided by the Comprehensive Plan Committee in 2011.

Greg Beavers, City Administrator, explained the zoning process and local housing trends.

Bill Reeves, 400 Butterfield Dr, a member of the Board of Directors of the Butterfield Garden's Homeowners Association, addressed the Council regarding the rezoning request. He expressed concerns involving higher density housing, the development of the roadway easement, security and privacy issues, increased traffic, and how the character of the community could change.

Neil Haller, 4664 O'Bannon Rd, addressed the Council regarding the proper location of this type of zoning. He expressed concerns with the change of the atmosphere and

lifestyle of the community if this type of zoning is completed in the established residential area mentioned in the request. He suggested areas of lesser developed or established neighborhoods, such as the area around Schnucks and Menards.

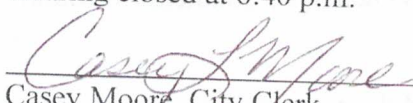
Danny Miller, 2001 N. Washington, addressed the Council about the rezoning request causing increased traffic danger, additional wastewater and storm drainage issues, and Lift Station capacity.

Lucy Miller and Linda Hotop, 825 Hillsboro Rd, addressed the Council with concerns regarding the rezoning request. She shared personal experiences of trash, partying, dogs, target practicing, speeding, trespassing, and water runoff issues involving this type of housing before, and is concerned for the same issues arising again if this rezoning request passes.

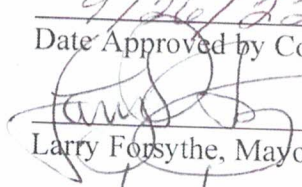
Mark Heisel, 11 Mulligan Dr, addressed the Council regarding his rezoning request. He acknowledged and addressed the concerns of the individuals that spoke before him, and offered solutions. He explained having an engineer design the water runoff, stating it will be better than it is now. He explained plans for making a lake on half of the bottom area. Everything else below the red line will be left R-2. He also stated that he will have to cover the Lift Station to meet the standards. He addressed the traffic problem on Hillsboro Rd and asked Larry Lacy to confirm the traffic situation.

Larry Lacy, Public Works Director, confirmed that Hillsboro Rd is not at capacity for traffic at this time.

Hearing closed at 6:40 p.m.


Casey Moore, City Clerk

9/26/22
Date Approved by Council


Larry Forsythe, Mayor

09/28/2022
Date

CITY OF FARMINGTON

Public Hearing Minutes of Hearing September 08, 2022 6:40 p.m.

The City Council of the City of Farmington met on September 08, 2022 at Long Memorial Hall, 110 West Columbia Street, Farmington, Missouri 63640.

The hearing was called to order by Mayor Forsythe.

The roll was called with the following Councilors present: Harry Peterson, Wayne Linnenbringer, Chris Morrison, Vanessa Pegram, Garrett Boatright, David Kennedy, Adam Parks, and Chad Follis.

City Counselor, Scott Reid, was present.

Officials present were Larry Lacy, Greg Beavers, Casey Moore, Todd Mecey, Tim Porter, Paula Cartee, and Travis Trokey.

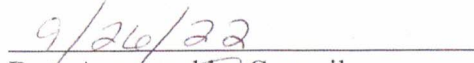
Mayor Forsythe stated that a Public Hearing is being held to gain input regarding:


An Application for Rezoning at 1542 Sainte Genevieve Avenue. (Case REZ-22-006) The property is currently zoned as "C-2: General Commercial" with a proposed zoning of "R-4: General Residential". Submitted by Tom Fahnestock on behalf of Southeast Missouri Behavioral Health.

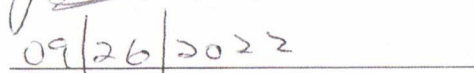
Tim Porter, Director of Development Services, explained the request.

Hearing closed at 6:44 p.m.


Casey Moore, City Clerk


Date Approved by Council


Larry Forsythe, Mayor


Date