

**Capital Improvements/Trans Trust Authority**  
**Minutes of Regular Meeting**  
**January 9, 2023 | 4:00 pm | Council Chambers**

---

**1. Roll Call:**

**Present:** Mayor Sharon Powell, Reggie St. John, Lyndsey Baxter, Jason Cole, Stephen Stubbs, Mike Edwards, and Mary Lou Greim (by zoom).

**Absent:** None.

**Also Present:** City Manager Molly McGovern, Economic Development Director Melinda Mehaffy, and Authority Secretary Susan Conyers.

- 2. Approval – Meeting Minutes of November 14, 2022:** Stephen Stubbs motioned to approve the November 14, 2022 meeting minutes; Reggie St. John seconded. All in favor. Motion approved.
- 3. Approval – Capital Improvements Financials through December of 2022:** Molly McGovern, City Manager briefed the Authority of the Capital Improvements Budget Spreadsheets through December of 2022. Mike Edwards motioned to approve the Capital Improvements Financials presented through December of 2022; Lyndsey Baxter seconded. All in favor. Motion approved.
- 4. Approval – Consideration of Agreement with Pullman for Temporary Shoring of Well Room:** Melinda Mehaffy, Director of Economic Development briefed the Authority of the proposed agreement with Pullman Construction for the temporary shoring of the well room at the Hall of Waters. The well room has suffered from deterioration over the years and temporary shoring would be a short-term solution to the weight of the court yard above it. Jason Cole asked what the cost would be to fill the well room. Reggie St. John explained it acts as the diaphragm and is necessary. The Authority discussed the temporary fix and the rapid deterioration because of humidity. City Manager Molly McGovern suggested a study could be done to access the problems before approving a long-term solution. Mayor Powell suggested approving the cost for dehumidification contingent upon grant approval. Mary Lou Greim motioned to amend the request to include approval of \$379,000.00 for the agreement with Pullman for temporary shoring of the well room at the Hall of Waters, and approval of the additional \$86,000.00 for dehumidification dependent upon the award of the Community Revitalization Grant from Missouri Department of Economic Development ARPA funding; Stephen Stubbs seconded.

Roll Call of Votes:

Ayes: Reggie St. John, Jason Cole, Lyndsey Baxter, Mike Edwards, Stephen Stubbs, Mary Lou Greim, Sharon Powell

Nays: None

Motion approved.

- 5. Approval – Transportation Trust Financials through December of 2022:** Chad Birdsong was unable to attend the meeting but asked that this item be tabled. The item will be on the next agenda.
- 6. Comments:** Stephen Stubbs gave kudos for all the hard work. Jason Cole was also thankful for the hard work.
- 7. Adjourn:** The meeting adjourned at 4:48 pm. The next meeting is scheduled for Monday, February 13, 2023 at 4:00 pm.

---

Susan Conyers, Authority Secretary

**Capital Improvements/Transportation Trust Authority**  
**Minutes of Regular Meeting**  
**August 14, 2023 | 4:00 pm | Council Chambers**

---

**1. Roll Call:**

**Present:** Mayor Mark Spohn, Laurie Gehrt, Jason Cole, Lyndsey Baxter, Stephen Stubbs, Mary Lou Greim, and Mike Edwards.

**Absent:** None.

**Also Present:** City Manager Molly McGovern, Public Works Director Chad Birdsong, Elizabeth Barnt (Excelsior Standard), Councilwoman Sonya Morgan, and Authority Secretary Susan Conyers.

- 2. Approval – Meeting Minutes of June 12, 2023:** Mary Lou Greim motioned to approve the June 12, 2023 meeting minutes; Lyndsey Baxter seconded. All in favor. Motion approved.
- 3. Approval – Capital Improvements Financials through July of 2023:** Molly McGovern, City Manager briefed the Authority of the Capital Improvements Budget Spreadsheets through July of 2023. Spreadsheets were provided showing allocation of funds, future cash requirements based on current year, and new projects to be prioritized. The Authority asked about projects; staff responded. Mike Edwards motioned to approve the Capital Improvements Financials presented through July of 2023; Jason Cole seconded. All in favor. Motion approved.
- 4. Capital Improvements Budget Review:** Molly McGovern, City Manager presented the Authority with the draft budget for the 2024 fiscal year to be presented to city council. Stephen Stubbs motioned to approve the Review of the Capital Improvements Budget; Jason Cole seconded. All in favor. Motion approved.
- 5. Approval – Transportation Trust Financials – May and June of 2023:** Chad Birdsong, Director of Public Works briefed the Authority of the Transportation Trust financials of May and June of 2023. Mary Lou Greim motioned to approve the Transportation Trust financials of May and June, 2023; Stephen Stubbs seconded. All in favor. Motion approved.
- 6. Transportation Trust Budget Review:** Chad Birdsong, Director of Public Works briefed the Authority of the Transportation Trust budget review and handed out copies of the draft budget to be presented to city council for approval of the 2024 fiscal year budget. Lyndsey Baxter motioned to approve the Review of the Transportation Trust Budget; Laurie Gehrt seconded. All in favor. Motion approved.
- 7. Comments:** Mary Lou Greim commented that our streets are in good shape, but that the old high school looks terrible and needs mowed. She also asked about the land around the golf course. Molly McGovern answered that nothing could be said at this time. Lyndsey Baxter noted that the trash trucks are turning around in front of her driveway and it is causing a sink hole. She also updated the Authority that they have run into an issue with the grant for Lithia Landing. Molly explained that the site is City property and the City would need to bid out the work. Laurie Gehrt asked if the stairs and wall could be done completely in concrete; Molly noted that it is historic and needs to be left as stone. Laurie also asked if the signs on H Highway are ready to be picked up. Chad Birdsong explained they were MoDOT signs.
- 8. Adjourn:** The meeting adjourned at 5:04 pm. The next meeting is scheduled for Monday, September 11, 2023 at 4:00 pm.

---

Susan Conyers, Authority Secretary