

Council Meeting 2/3/2025

Minutes taken by Emily Bessette, City Clerk

Meeting

Time: 7:00 PM

Presiding Officer: Mayor Anthony DaPrato

Council Present: Kevin Seals, Cheryl Lister, Ronnie Moeller, Chad Moore

Absent: Kaitlyn Ball

Attorney: Tom Barnes

Employees: Dustin Bretsnyder, Emily Bessette, Shannon Seals

Visitors: Per Registry

Call to Order

The meeting was called to order at 7:00pm by Mayor Anthony DaPrato.

Reading of Minutes

Motion by K. Seals to approve meeting minutes from January 20, 2025, 2nd by Moeller, motion carried.

Drippe Homes

Discussion on the new homes being built in the Tucker Subdivision. Homeowners were present with additional concerns. Attorneys spoke and issues are between the owner and the contractor not the city. The new homes are up to code per 2018 building code. Motion by K. Seals to reinstate building permits for the four additional houses, 2nd by Moore, motion carried.

The City of Carbondale clarified that the City's only official online platforms are:

- ✓ Carbondale City Government Facebook Page
- ✓ Carbondale Police Department Facebook Page
- ✓ Official Website: www.carbondaleks.com

The City is not affiliated with, do not manage, and do not endorse any other Facebook groups or pages, including "What's Up Carbondale" or similar community groups. Any information, statements, or discussions taking place on non-official pages or topics posted/shared by individuals and third parties are not official communications from the City of Carbondale and should not be considered as such.

The City of Carbondale only provides official information, announcements, and updates through our designated pages and website. We do not acknowledge, support, or associate with any statements, requests, posts, positions, or opinions shared by non-official sources.

Fleming is in the process of adding new inspections throughout building processes.

Ordinance 544

Ordinance 544 was drafted for the council to review, make determination and get back with the City Clerk. Code books will be ordered once approved by the council.

Zoning

Gary Cooper has checked with his neighbors, and they are okay with him tying his fence into their fence. Motion by K. Seals to approve Mr. Cooper's fence permit, 2nd by Lister, Moore discussed measurements on permits and Fleming clarified his in-person inspection, motion carried. The permit has been paid.

Commercial Occupancy Use permits for Dollar General, Wegz LLC, and Casey's were discussed. Fire Martial certificate needs to be added to occupancy permits.

Discussion on dual zoning on Main Street. Variances can be made in residential areas.

Osage County is working on hiring an inspector that will be available to cities.

Following the county zoning would help clarify building processes.

Maintenance

Hach Service partnership agreement is due. The price increases each year. Hach suggested replacing an instrument, the council took no action. Motion by K. Seals to renew Hack Partnership for \$15,977, 2nd by Lister, discussion on totals, motion carried.

K. Seals had questions with the lab not communicating at the water plant. Bretsnyder confirmed that there is an old lab at the water plant and that the lab is working correctly.

There is a hole in the street in front of Down Home Auto. There is a drainpipe that runs along there that is 18-24 inches. An engineer may have to be brought in. Maintenance will look at both sides and will bring it back to the council to take action. Until then keep the area barricaded or plated.

Court Clerk KLEAP Training

Motion by Lister to authorize up to \$300 for a two-night stay in a hotel for Ashley Madden to attend KLEAP training, 2nd by Moeller, motion carried.

Osage County Herald

Motion by Lister to support the Chiefs going to the Super Bowl in the Osage County Herald Chronicle for \$36.80, 2nd by K. Seals, motion carried.

Executive Session

Motion by K. Seals at 20:26 to go into executive session for nonelective personnel including mayor, council, attorney, and Chief Seals; to resume at 20:31 in the Council Room, 2nd by Moeller. Resumed open meeting at 20:31 with no decisions made.

Police

Chief Seals was asked about the applicant for police department's open position. Both part-time and full-time positions remain open. Chief Seals will continue advertising and interviewing.

Brady continues to work a couple days a week on code and helping people with resources.

City Hall Locks

City Hall has had locks replaced. Consensus old locks may be discarded or donated.

Notes and FYI

No discussion.

Bills

Question on the City paying for septic repairs for Rec. The City paid for the repairs and Rec refunded the City. There was an additional question on Verizon bill.

Motion by K. Seals that the council looked at the bills, 2nd by Lister, motion carried.

Adjourn

Motion to adjourn by Lister, 2nd by Moeller, Motion carried at 8:45pm.