



AGENDA

Clinton City Council Regular Meeting
City Hall • 105 E. Ohio Street, Clinton, MO 64735
Tuesday, May 5, 2026 • 6:00pm

1. **Call to Order**
2. **Roll Call**
3. **Pledge of Allegiance**
4. **Approval of Minutes:**
 - a. Approval or correction of the minutes of the City Council Meetings of April 21, 2026.
5. **Personal Appearances**
6. **Reports:** None.
7. **Second Reading of Previously Read Bills:**
 - a. Final Plat of Cobie Estates
Bill No. 2026-05 - An Ordinance approving a Final Plat of Cobie Estates, a subdivision in Clinton, Missouri.
 - b. Local Park Sales Tax
Bill No. 2026-04 - An Ordinance calling an election in the City of Clinton, Missouri to authorize a Local Parks Sales Tax.
8. **Committee Reports:**
 - a. **Public Works Committee Report:**
 1. Select PWC Chair: Roger House selected as Chair
 2. Street Department:
 - a. Countryside Drive Culvert: Reviewed failure of road section after excessive rain event. Existing 60 inch metal pipe is deteriorated, making the road susceptible to additional failures. The Street Department is unable to replace the existing pipe due to the depth. PWC recommends City solicit bids to replace the 60-inch metal pipe with two 48-inch HDPE pipes, 3-0.
 - b. Downtown storm water drainage issues: Staff is working to engage a company to CCTV storm water drainage lines to determine causes of blockages and location of lines. City does not have records showing the locations of existing storm water drainage lines in the downtown area, due to the age of the system.
 - c. Pavement preservation system: TJ is meeting with Donelson Construction to learn more about Donelson's PressurePave system that combines crack sealing and a thin asphalt overlay into one application process.



3. Waste Water:

- a. Calvird Pump Station: Safety switch replaced by AWR staff. Transducer to be replaced by Alliance Pump, approximately \$3,000. New transducer will provide vital flowage data. An effluent flow meter will not be installed, as previously reported. Calvird PS has struggled with electrical issues since recent storms. Will notify insurance carrier. There are also issues on the inlet side of the pumps in the wet well. Something is hampering flowage, and AWR staff is back-flushing regularly. We will need to have a drier, low-flow period in order to vacuum out the wet well to determine the problem.
- b. WWTP Upgrade: Jon and Christy met with Garver and Ross on 4/20. The process to replace the tilting weirs cannot begin until we have about 3 weeks of dry weather. Concrete replacement in the east sludge basin is on hold until drier weather.

b. **Public Safety Committee Report:**

1. Proposed dates for the sale and discharge of fireworks in the City of Clinton
2. Bids for nuisance abatement
 - 114 W. Allen
 - 101 N. Kristine

c. **Finance Committee Report:**

1. Council Chamber HVAC quotes
2. March Financial Reports

9. **Mayor's Report**

- a. Mayor's recommendation for the appointment of Diane Hannah to the Historic Preservation Commission with terms expiring June, 2030.
- b. Mayor's recommendation for the re-appointment of Scott Bernard to the Personnel Board with a term expiring June, 2029.
- c. Mayor's Recommendations for Council Appointments of Board Members and Liaisons
 1. Austin Jones - Planning Commission Member (non-voting)
 2. Greg Shannon - Cemetery Board Liaison, Tree Board Liaison
 3. Rob Hills - Park Board Member
 4. Bill Thole - Historic Preservation Commission Liaison
 5. Brenda Elliott - C.A.R.E. (Clinton Animal Rescue Endeavor) Liaison
 6. Gene Henry - MU Extension-Henry County Council Member
 7. Gary Mount - Clinton Housing Authority Liaison
 8. Roger House - Tourism Commission Liaison
 9. Gene Henry - Airport Board Liaison
 10. Roger House - Greater Clinton Area Chamber of Commerce Board Member

10. **City Administrator's Report**



11. Unfinished Business:

- a. Calvird Road Speed Limit Change

Bill No. 2026-06 - An ordinance approving a change in the speed limit on Calvird Drive between Second Street and Missouri Highway 13.

12. New Business: None.

- 13. Closed Session:** *Pursuant to RSMo. 610.021 (1) Legal actions, causes of action or litigation involving a public governmental body and any confidential or privileged communications between a public governmental body or its representatives and its attorneys.*

Individuals desiring to speak at the meeting are asked to fill out a speaker card and submit it to the Clerk prior to the call to order. Speakers are respectfully asked to limit their comments to three (3) minutes or less. Speakers will be called on to speak during the appropriate portion of the meeting. Please address your comments to the Mayor/Chairman. If you require accommodation (i.e. qualified interpreter, large print, and/or hearing assistance) please notify this office at (660-885-6121) no later than forty-eight hours prior to the scheduled commencement of the meeting.



OPEN CITY COUNCIL MEETING MINUTES

City Hall • 105 E. Ohio Street, Clinton, MO 64735

Tuesday, April 21, 2026 • 6:00 p.m.

The City Council of the City of Clinton, Missouri met Tuesday, April 21, 2026. Mayor Carla Moberly presided.

1. **Call to Ordering:** Mayor Carla Moberly called the regular meeting to order at 6:00 pm.
2. **Roll Call**

Council Persons:

Present: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon

Others Present:

City Administrator Christy Maggi, City Clerk Wendee Seaton, City Attorney Adam Summer, Fire Chief Mark Manuel and Deputy Police Chief John Scott

3. **Pledge of Allegiance:** Was recited.
4. **Approval of Minutes:** Council Person House made a motion to approve the amended minutes of the Open City Council Meetings of April 7, 2026. Council Person Jackson duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
5. **Personal Appearances:**
 - a. David Lee spoke about the vehicles being stored on the Street Dept. lot that are from the recent property cleanup. Mayor Moberly commented that titles have to be cleared before disposal. It is in the process of being handled.
6. **Reports:** None.
7. **Second Reading of Previously Read Bills:** None.
8. **Committee Reports:**
 - a. **Public Works Committee Report:**
 1. Community Development:
 - a. March Building Report: For information only.
 2. Planning Commission:
 - a. 301 N Price Lane: Planning Commission recommends approval, 6-0-2. PWC recommends approval, 2-0. Council Person House called for the clerk to give the first reading by title only of Bill No. 2026-05.

Bill No. 2026-05 - An Ordinance approving a Final Plat of Cobie Estates, a subdivision in Clinton, Missouri.

Council Person House made a motion to approve the first reading of Bill No. 2026-05. Council Person Jackson duly seconded the motion. A roll call vote was taken and the following was recorded: 7 Ayes: Brenda Elliott, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 1 Nay: Gene Henry. Mayor Carla Moberly declared the motion passed and the second reading will be held at the next Council Meeting.



3. Clinton Main Street:

- a. Request for Vacant Building Registration Program: Staff will refer this to City Attorney to determine options and legalities for implementing this type of program. The information will be brought to the next Public Works Meeting. For information only.

4. Park & Rec

- a. 1/8% Park Tax Ballot Issue: Staff is preparing informational materials for a ballot issue. An online survey will be created to identify public preferences regarding a location for an exercise trail – Artesian Park vs. Community Center complex. For information only.
- b. Aquatic Center lobby roof: New roof is leaking. Staff is in contact with Redhammer Roofing to correct the issue. For information only.
- c. Antioch Park: 6" rain event washed out parts of the road to Martha's Trail. Will be repaired by staff. For information only.

5. Street Department:

- a. Dump Truck Information: 2008 Chevy C6500 and 2009 Chevy C6500 are experiencing mechanical problems. Very difficult to locate parts, due to age of vehicles. TJ presented info for purchasing one (1) truck, to replace 2008 truck:
 - International - \$152,673.95 (Sourcewell co-op pricing), a second vendor is involved in the body build-out, 14-16 mos. for delivery, with plow installation and salt spreader plumbing additional costs after delivery,
 - Isuzu - \$161,648.68, total build-out by Isuzu (turn-key ready), 4-5 mos. for delivery.

COUNCIL: Council Person Henry made a motion to approve the quote for the Isuzu dump truck for \$161,648.68. Council Person Jackson duly seconded the motion. Discussion was held for the need of the truck, the budget impact and turnaround time. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.

- b. Price Lane: Extending project limits to Meadowbrook Dr. (200 ft.), to complete three (3) full road segments, per the Street Inventory and Condition Summary in the IMS Easy Street Analysis. For information only.
 - c. Transfer Station: Compactor hooks broke; hooks will be re-welded. For information only.
 - d. Downtown Square storm water drainage: Need to CCTV all storm drains on Square to determine where blockages are that are hampering drainage. For information only.
6. City Wide Clean Up May 4-9: Staff will be promoting the dates. For information only.
7. Waste Water: For information only.
- a. Sewer Work Report: Integration of Work Reports into GeoSync is providing new ways to track historical information, yielding positive results for operations and maintenance plans.
 - b. Calvird PS Louver: Prior issue with Calvird PS originated with the ventilation louver and not the generator, as previously reported. Damper motor will be replaced.



- c. WWTP Upgrade: Guardrails are being replaced. Triton blowers are now functioning properly. Pedrotti is working on SCADA upgrades. Rain water came through newly installed electrical conduit; contractor is re-sealing conduit.
 - d. Heavy Rain Event: AWR is gathering pricing info to install external effluent meters at Calvird PS and Montgomery PS. The non-invasive effluent meters will provide data regarding pumping and flowage amounts during rain events, which will assist with promptly identifying deficiencies that could result in larger issues at the pump stations and in other parts of the sewer system.
- b. **Public Safety Committee Report:** *Council Person Jones gave the following committee report:*
- Present at meeting: Council Persons Jones, Shannon and Elliott, Fire Chief Mark Manuel and Deputy Police Chief John Scott and Council Person Gary Mount.*
1. Speed Limit on Calvird Drive: A request was given to make Calvird Drive 35 mph all the way across. Committee recommends 3/0. **COUNCIL:** Council Person Jones made a motion to approve the request. Council Person Shannon duly seconded the motion. Discussion was held on this will need to be an ordinance. Staff will proceed with preparing one. 7 Ayes; 1 Nay. Mayor Carla Moberly declared the motion passed.
 2. Automatic Mutual Aid Agreement with Calhoun Volunteer Fire Department
Resolution No. 03-2026 - A Resolution of the City Council of Clinton, Missouri approving an agreement between the City of Clinton Fire Department and the Calhoun Volunteer Fire Department, Inc.
COUNCIL: Council Person Jones made a motion to approve Resolution No. 03-2026. Council Person Mount duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
 3. Storm response report from Fire Chief Mark Manuel, Clinton Emergency Management Director. There were 2 tornados on April 15. There was appropriate preparation and management of the emergencies. There were 20 incidences reported, 2 of them schools, and no injuries.
- c. **Finance Committee Report:** *Council Person Henry gave the following committee report:*
- Present at meeting: Council Persons Henry, Mount and Mayor Carla Moberly, City Administrator Christy Maggi and City Clerk Wendee Seaton*
1. Kaysinger Basin Regional Planning Commission Membership. Discussed the uses of the membership for the City. Committee recommends approval 3/0.
Resolution No. 04-2026 - Kaysinger Basin Regional Planning Commission - Resolution of Membership.
COUNCIL: Council Person Henry made a motion to approve Resolution No. 04-2026. Council Person House duly seconded the motion. Discussion was held on prior uses and the need to use them on MoDOT projects. Will check on a CDBG funding for demolitions. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.



9. Mayor’s Report:

- a. Mayor’s recommendation for the appointment of Becky Raysik to the Planning Commission as a replacement for Neil Crayden with a term expiring August, 2027. Council Person Jackson made a motion to approve the recommendation. Council Person Henry duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.
- b. The City had a great response from the Police and Fire Department during the recent storm.

10. City Administrator’s Report:

- a. Met with Garver and David Ross for scheduling on the Wastewater Improvement Project. It has been a challenge to coordinate, due to the weather.
- b. Administration has received a letter of resignation from Mary Riffle and will begin looking for a replacement for the Accounting Clerk position.

11. Unfinished Business:

- a. Local Park Sales Tax. Council Person House called for the clerk to give the first reading by title only of Bill No. 2026-04.

Bill No. 2026-04 - An Ordinance calling an election in the City of Clinton, Missouri to authorize a Local Parks Sales Tax.

Council Person House made a motion to approve the first reading of Bill No. 2026-04. Council Person Jackson duly seconded the motion. A roll call vote was taken and the following was recorded: 8 Ayes: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Cameron Jackson, Austin Jones, Gary Mount and Greg Shannon; 0 Nays. Mayor Carla Moberly declared the motion passed and the second reading will be held at the next Council Meeting.

- b. Certify April 7, 2026 Election results

Resolution No. 02-2026 – A Resolution accepting the certified returns of the County Clerk for the General Municipal City Election held April 7, 2026.

Council Person House made a motion to approve Resolution No. 02-2026. Council Person Jackson duly seconded the motion. 8 Ayes; 0 Nays. Mayor Carla Moberly declared the motion passed.

- b. City Clerk reads Oath of Office to Newly Elected Officials:

Mayor (Four-Year Term)..... Carla Moberly
 Ward I Council Person (Two-Year Term)..... Gary Mount
 Ward II Council Person (Two-Year Term)..... Greg Shannon
 Ward III Council Person (Two-Year Term)..... Bill Thole
 Ward IV Council Person (Two-Year Term)..... Gene Henry

- 12. **Adjournment:** Council Person House made a motion to adjourn. Council Person Shannon duly seconded the motion. 8 Ayes; 0 Nay. Mayor Carla Moberly declared the motion passed



13. **Call to Order and Roll Call**

Mayor Carla Moberly called the meeting to order with the following Council Persons present:

Council Persons:

Present: Brenda Elliott, Gene Henry, Rob Hills, Roger House, Austin Jones, Gary Mount, Greg Shannon and Bill Thole

14. **Appointment of "Acting President Pro Tem"**

Council Person Jones nominated Council Person Henry to serve as Acting President Pro Tem. A vote was taken and Council Person Henry was chosen as the Acting President Pro Tem. 8 Ayes; 0 Nays.

15. **Mayor's Appointments to Standing Committees as follows:**

Public Safety Austin Jones, Brenda Elliott, Greg Shannon

Public Works..... Roger House, Robert Hills, Bill Thole

Finance Carla Moberly, Gary Mount, Gene Henry

16. **New Business:** None.

17. **Adjournment:** With no further business, Council Person Jones made a motion to adjourn. Council Person Henry duly seconded the motion. 8 Ayes; 0 Nays. At 6:48 pm, Mayor Carla Moberly declared the motion passed and adjourned the meeting.

City Clerk Wendee Seaton

Mayor Carla Moberly

ORDINANCE NO. _____

AN ORDINANCE APPROVING A FINAL PLAT OF COBIE ESTATES, A SUBDIVISION IN CLINTON, MISSOURI.

WHEREAS, Josh Nadler filed an application in behalf of Hersh Properties LLC, to plat a metered tract of land lying directly south of Augusta Street and directly west of Price Lane; and

WHEREAS, the Clinton Planning Commission reviewed the plat on April 6, 2026, and by a vote of 6 Yeas, 0 Nays, 2 Absent, recommended approval of the plat;

NOW, THEREFORE BE IT HEREBY ORDAINED by the City Council of Clinton, Missouri that the following property, commonly known as 301 N. Price Lane, shall be known as A Final Plat of Cobie Estates:

ALL THAT PART OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) AND THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 2, TOWNSHIP 41, RANGE 26, IN THE CITY OF CLINTON, HENRY COUNTY, MISSOURI, DESCRIBED AS BEGINNING AT A POINT ON THE WEST LINE OF SAID SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4), SAID POINT BEING THE NORTHEAST (NE) CORNER OF LOT 54 IN AVERY'S SECOND ADDITION THENCE SOUTH 420 FEET, MORE OR LESS, TO THE CENTER OF LINCOLN STREET AS NOW LOCATED THENCE EAST TO THE WEST RIGHT-OF-WAY LINE OF STATE HIGHWAY 52, THENCE NORTHEAST (NE) ALONG SAID RIGHT-OF-WAY LINE TO THE SOUTH LINE OF AUGUSTA STREET, THENCE WEST ALONG THE SOUTH LINE OF AUGUSTA STREET TO THE POINT OF BEGINNING. SUBJECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS OF RECORD, IF ANY.

A TRACT OF LAND LOCATED IN PART OF PRICE LANE RIGHT-OF-WAY BEING IN THE EAST HALF OF SECTION 02, TOWNSHIP 41 NORTH, RANGE 26 WEST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF CLINTON, HENRY COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCING AT THE NORTHEAST CORNER OF LOT 54, A.C. AVERY'S SECOND ADDITION TO THE CITY OF CLINTON, HENRY COUNTY, MISSOURI, AS RECORDED IN PLAT BOOK C AT PAGE 14; THENCE S89°06'00"E ALONG THE SOUTH RIGHT-OF-WAY LINE OF AUGUSTA STREET, A DISTANCE OF 575.07 FEET TO THE NORTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN HENRY COUNTY DEED BOOK 2020 AT PAGE 1286 AND BEING THE SOUTHWEST CORNER OF AUGUSTA STREET AND PRICE LANE ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUING S89°06'00"E ALONG THE EASTERLY PROLONGATION OF THE SOUTH RIGHT-OF-WAY LINE OF AUGUSTA STREET, A DISTANCE OF 25.10 FEET; THENCE S05°55'00"W, A DISTANCE OF 335.37 FEET TO A TANGENT CURVE TO THE RIGHT; THENCE ALONG SAID CURVE HAVING A RADIUS OF 537.96 FEET AND A CHORD BEARING OF S10°13'54"W (CHORD DISTANCE: 80.95 FEET), AN ARC DISTANCE OF 81.03 FEET TO THE EASTERLY PROLONGATION OF THE SOUTH LINE OF SAID TRACT OF LAND DESCRIBED IN HENRY COUNTY DEED BOOK 2020 AT PAGE 1286; THENCE N89°06'00"W ALONG SAID EASTERLY PROLONGATION, A DISTANCE OF 25.76 FEET TO A NON-TANGENT CURVE TO THE LEFT AT THE SOUTHEAST CORNER OF SAID TRACT; THENCE ALONG SAID CURVE AND WESTERLY RIGHT-OF-WAY LINE OF PRICE LANE, HAVING A RADIUS OF 512.96 FEET AND A CHORD BEARING OF N10°34'16"E (CHORD DISTANCE: 83.25 FEET), AN ARC DISTANCE OF 83.34 FEET TO THE POINT OF TANGENCY; THENCE N05°55'00"E ALONG THE WESTERLY LINE OF PRICE LANE, A DISTANCE OF 333.17 FEET TO THE POINT OF BEGINNING. CONTAINING 10,411 SQUARE FEET OF LAND, MORE OR LESS. SUBJECT TO ANY AND ALL EASEMENTS, RESERVATIONS AND RESTRICTIONS OF RECORD.

BILL NO. 2026-05

This ordinance shall become effective immediately upon its passage and approval as provided by law.

Read and passed this 21st day of April, 2026.

Read a second time and passed this _____ day of _____, 2026.

ATTEST:

Carla Moberly, Presiding Officer

Ayes
Nays

Wendee Seaton, City Clerk

Carla Moberly, Mayor



APPLICATION FOR PLATTING OR REPLAT OF SUBDIVISION AND/OR LOTS

DATE: 2/2/2026

NAME OF APPLICANT: Josh Nadler
ADDRESS: 269 NE 551 P Rd.
CITY: Clinton STATE: MO ZIP: 64735
PHONE NUMBER(S): 660-351-2575
EMAIL ADDRESS: jnadler89@gmail.com
NAME OF LANDOWNER AS OF DATE OF APPLICATION: Hersh Properties LLC

NOTE: IF YOU ARE APPLYING ON BEHALF OF THE OWNER, YOU MUST ATTACH A LETTER SIGNED BY THE OWNER AUTHORIZING THE ABOVE APPLICANT TO NEGOTIATE ANY AND ALL REQUIREMENTS AS MAY BE REQUIRED BY THE PLANNING & ZONING COMMISSION.

AS APPLICANT FOR THE REQUESTED PLATTING, MY INTEREST IN THE PROPERTY LISTED BELOW IS:

Owner developer

NAME OF PROPOSED OR EXISTING SUBDIVISION: Cobie Estate

GENERAL LOCATION OF PROPERTY: SW corner of Price Ln & Augusta St.

STREET ADDRESS (IF ISSUED): _____

EXPLAIN REASON FOR PLATTING: would like to divide into lots to build homes.

- ATTACH COPY OF CURRENT LEGAL DESCRIPTION
- MUST SUBMIT FOUR (4) 24"x36" PAPER PRINTS AND ONE (1) DIGITAL PRINT PER APPLICATION

PLAT/REPLAT FEE: \$25, PLUS \$2/LOT UP TO 50 LOTS, PLUS \$1/LOT FOR ADDITIONAL LOTS OVER 50

ORDINANCE FEE: \$23 FOR 1ST PAGE, \$3/ADDITIONAL PAGES

(FOR RECORDING ORDINANCE WITH THE RECORDER OF DEEDS):

SIGNATURE OF APPLICANT: Josh Nadler

FOR OFFICE USE ONLY

PLAT/REPLAT FEE: \$ 41.00 ORDINANCE FEE: \$ _____ # OF PAGES: _____
 DATE FEES PAID: 2/4/26 INITIAL: CB
 # OF DIGITAL PRINTS SUBMITTED: _____ # OF PAPER PRINTS SUBMITTED: 5

RIGHT-OF-WAY RELEASE DESCRIPTION:

A TRACT OF LAND LOCATED IN PART OF PRICE LANE RIGHT-OF-WAY BEING IN THE EAST HALF OF SECTION 02, TOWNSHIP 41 NORTH, RANGE 26 WEST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF CLINTON, HENRY COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCING AT THE NORTHEAST CORNER OF LOT 54, A.C. AVERY'S SECOND ADDITION TO THE CITY OF CLINTON, HENRY COUNTY, MISSOURI, AS RECORDED IN PLAT BOOK C AT PAGE 14; THENCE S89°06'00"E ALONG THE SOUTH RIGHT-OF-WAY LINE OF AUGUSTA STREET, A DISTANCE OF 575.07 FEET TO THE NORTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN HENRY COUNTY DEED BOOK 2020 AT PAGE 1286 AND BEING THE SOUTHWEST CORNER OF AUGUSTA STREET AND PRICE LANE ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUING S89°06'00"E ALONG THE EASTERLY PROLONGATION OF THE SOUTH RIGHT-OF-WAY LINE OF AUGUSTA STREET, A DISTANCE OF 25.10 FEET; THENCE S05°55'00"W, A DISTANCE OF 335.37 FEET TO A TANGENT CURVE TO THE RIGHT; THENCE ALONG SAID CURVE HAVING A RADIUS OF 537.96 FEET AND A CHORD BEARING OF S10°13'54"W (CHORD DISTANCE: 80.95 FEET), AN ARC DISTANCE OF 81.03 FEET TO THE EASTERLY PROLONGATION OF THE SOUTH LINE OF SAID TRACT OF LAND DESCRIBED IN HENRY COUNTY DEED BOOK 2020 AT PAGE 1286; THENCE N89°06'00"W ALONG SAID EASTERLY PROLONGATION, A DISTANCE OF 25.76 FEET TO A NON-TANGENT CURVE TO THE LEFT AT THE SOUTHEAST CORNER OF SAID TRACT; THENCE ALONG SAID CURVE AND WESTERLY RIGHT-OF-WAY LINE OF PRICE LANE, HAVING A RADIUS OF 512.96 FEET AND A CHORD BEARING OF N10°34'16"E (CHORD DISTANCE: 83.25 FEET), AN ARC DISTANCE OF 83.34 FEET TO THE POINT OF TANGENCY; THENCE N05°55'00"E ALONG THE WESTERLY LINE OF PRICE LANE, A DISTANCE OF 333.17 FEET TO THE POINT OF BEGINNING. CONTAINING 10,411 SQUARE FEET OF LAND, MORE OR LESS. SUBJECT TO ANY AND ALL EASEMENTS, RESERVATIONS AND RESTRICTIONS OF RECORD. 4

OK

Recorded in Henry County, Missouri



Recording Date/Time: 05/20/2020 at 03:31:31 PM

Book: 2020 Page: 1286

Instr #: 202001286

Pages: 2

Fee: \$27.00 6 20200001573



File No.: 14767-AT
ID# 18-1-2-4-2-1
800 Augusta St., Clinton

MISSOURI WARRANTY DEED

(Individual Grantor Conveying to Corp/LLC/Partnership)

THIS INDENTURE, made on this 14th day of May, 2020, by and between W. J. Sperry, a single person, hereinafter referred to as "Grantor", and Hersh Properties LLC, a Missouri Limited Liability Company, hereinafter referred to as "Grantee". The mailing address of the Grantee is ~~3022 S. Liberty St., Independence, MO 64055~~ 606 Shadow Hill Rd Clinton, MO 64735

WITNESSETH, THAT THE SAID GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to it paid by the said GRANTEE (the receipt of which is hereby acknowledged) does, by these presents, GRANT, BARGAIN and SELL, CONVEY and CONFIRM unto the GRANTEE, its successors and assigns, the following described lots, tracts or parcels of land, lying, being and situate in the County of Henry and State of Missouri, to-wit:

All that part of the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) and the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section 2, Township 41, Range 26, in the City of Clinton, Henry County, Missouri, described as beginning at a point on the West line of said Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4), said point being the Northeast (NE) corner of Lot 54 in Avery's Second Addition thence South 420 feet, more or less, to the center of Lincoln Street as now located thence East to the West Right-of-Way line of State Highway 52, thence Northeast (NE) along said Right-of-Way line to the South line of Augusta Street, thence West along the South line of Augusta Street to the point of beginning. Subject to easements, restrictions and reservations of record, if any.

TO HAVE AND TO HOLD, the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereto belonging or in anywise appertaining unto the said Grantee and unto its successors and assigns forever; the said Grantor hereby covenanting that he/she is lawfully seized of an indefeasible estate in fee of the premises herein conveyed; that he/she has good right to convey the same, that the said premises are free and clear from any encumbrance done or suffered by him/her or those under whom he/she claims; and that he/she will warrant and defend the title to said premises unto the said Grantee and unto its successors and assigns forever, against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said Grantor has hereunto set his/her hand and seal the day and year above written.

X [Signature]
W. J. Sperry

State of MISSOURI
County of JACKSON

On this the 14th day of May, 2020, before me, DAVID G. LOVE, a Notary Public in and for said state, personally appeared W. J. Sperry, a single person, known to me to be the person(s) who executed the foregoing instrument, and acknowledged to me that ~~he/she~~ they executed the same for the purposes therein stated.

In Testimony Whereof, I have hereunto set my hand and affixed my official seal the day and year last above written.

X [Signature]
Notary Public: DAVID G. LOVE
My Commission Expires: 07-23-2021

DAVID G. LOVE
Notary Public-Notary Seal
STATE OF MISSOURI
Jackson County
Commission # 13841665
My Commission Expires July 23, 2021

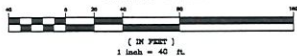
A FINAL PLAT OF COBIE ESTATES

AN URBAN TYPE SURVEY

CLINTON, HENRY COUNTY, MISSOURI

AN ORIGINAL SURVEY OF A PORTION OF A WARRANTY DEED RECORDED IN HENRY COUNTY DEED BOOK 2020 AT PAGE 1286, BEING A PART OF THE EAST HALF OF SECTION 02, TOWNSHIP 41 NORTH, RANGE 26 WEST OF THE 5TH P.M., AT THE REQUEST OF JOSH NADLER

GRAPHIC SCALE



RECORD DESCRIPTION:
AS SHOWN IN WARRANTY DEED RECORDED IN HENRY COUNTY DEED BOOK 2020 AT PAGE 1286.

DEDICATION:
THE UNDERSIGNED OWNER OF THE ABOVE DESCRIBED TRACT OF LAND HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED IN THE MANNER INDICATED HEREON AND SAID SUBDIVISION SHALL HEREAFTER BE KNOWN AS "COBIE ESTATES". IT SHALL BE SUFFICIENT DESCRIPTION OF EACH LOT PLATTED HEREON TO BE DESIGNATED BY THE NUMBER WHICH APPEARS ON SAID LOT FOLLOWED BY THE WORDS "COBIE ESTATES" & A SUBDIVISION IN CLINTON, HENRY COUNTY, MISSOURI. THE STREETS SHOWN ON THIS PLAT NOT ALREADY DEDICATED TO THE PUBLIC ARE HEREBY SO DEDICATED.

ALL LOTS ARE SUBJECT TO CONDITIONS AND RESTRICTIONS SET FORTH IN AN INSTRUMENT OF EVEN DATE TO BE FILED HEREWITH.

MEMBER(S), HERSH PROPERTIES LLC

ACKNOWLEDGMENT:
STATE OF MISSOURI
COUNTY OF _____
ON THIS _____ DAY OF _____ IN THE YEAR _____
BEFORE ME _____ (NAME OF NOTARY),
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED _____
MEMBER(S), HERSH PROPERTIES LLC

KNOWN TO ME TO BE THE PERSON(S) WHO EXECUTED THE WITHIN PLAT IN BEHALF OF SAID LIMITED LIABILITY COMPANY AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED, WITH AUTHORITY OF THE MEMBERS AS THE FREE ACT AND DEED OF THE LIMITED LIABILITY COMPANY.

IN TESTIMONY WHEREOF, I HAVE HERETOIN SET MY HAND AND AFFIXED MY SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR THE COUNTY OF _____ STATE OF MISSOURI.

MY COMMISSION EXPIRES _____

(SEAL)

APPROVED BY THE CITY OF CLINTON PLANNING AND ZONING
ON THIS _____ DAY OF _____ IN THE YEAR _____

_____ CHAIRPERSON

APPROVED BY THE CITY OF CLINTON CITY COUNCIL
ON THIS _____ DAY OF _____ IN THE YEAR _____

_____ MAYOR

GENERAL NOTES:

- BEARINGS BASED ON A PREVIOUS SURVEY BY MO PLS 918, FOR FRED FENEL, PREPARED IN SURVEY NO. 876, DATED 05/26/1966.
- DEED DESCRIPTION PROVIDED BY CLIENT; ALSO RECORDED AS A PORTION OF HENRY COUNTY DEED BOOK 2020 AT PAGE 1286.
- APPARENT OWNERSHIP ARE BASED ON INFORMATION PROVIDED BY THE CLIENT AND THE OTHER INFORMATION OBTAINED FROM HENRY COUNTY RECORDS. THIS SURVEY DOES NOT REPRESENT AN OPINION AS TO TITLE. NO WARRANTY TO OWNERSHIP IS IMPLIED BY THIS PLAT.
- SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE, EXCEPT AS SHOWN ON THE SURVEY. THE CLIENT HAS NOT DELIVERED/PUNISHED ANY ADDITIONAL EASEMENTS.
- NO STATEMENT IS MADE CONCERNING SUBSURFACE CONDITIONS OR THE EXISTENCE OF UNDERGROUND OR OVERHEAD CONDUITS OR FACILITIES WHICH MAY AFFECT THE USE OR DEVELOPMENT OF THIS TRACT. NO ABOVE GROUND OR BELOW GROUND UTILITIES ARE SHOWN EXCEPT AS NOTED.
- DECLARATION IS MADE TO THE ORIGINAL PURCHASER OF THIS SURVEY: IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OF SUBSEQUENT OWNERS.
- SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL AND SIGNATURE OF THE SURVEYOR PRESENT ON IT.
- MISSOURI STATE ROUTE 52 - PRICE LANE CENTERLINE AND RIGHT-OF-WAY INFORMATION TAKEN FROM FINAL WOODS CONSTRUCTION PLANS FOR FEDERAL PROJECT NO. 1-33(2).
- RIGHT-OF-WAY TO BE VACATED WITH THE ACCEPTANCE OF THE PLAT.

FLOOD HAZARD NOTE:

A PORTION (PLATTED) OF THE SUBJECT TRACT, BY GRAPHIC PLATTING ONLY, LIES IN FLOOD HAZARD AREAS IN ZONE AE, ZONE AE AND SHADDED ZONE X, SPECIAL FLOOD AND FLOOD HAZARD AREAS, ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAP NUMBER 260802007C, BEARING AN EFFECTIVE DATE OF JANUARY 06, 2011. MAPS ARE AVAILABLE AT <https://msc.fema.gov/portals/foers/>.

SURVEY REFERENCES:

- FINAL PLAT OF A.C. AVERY'S SECOND ADDITION, DATED 05/20/1884, RECORDED IN PLAT BOOK C AT PAGE 14.
- SURVEY BY MO PLS 918, FOR FRED FENEL, PREPARED IN SURVEY NO. 876, DATED 05/26/1966.
- SURVEY BY MO PLS 2000181238, FOR MR. DAVID FLOCK, PREPARED BY WHITEHEAD CONSULTANTS, INC. IN JOB NO. 04-081, DATED 04/05/2004, RECORDED IN COUNTY SURVEYOR'S BOOK 2006 AT PAGES 50-51.
- SURVEY BY MO PLS 2000181238, FOR MR. NORMAN CHURCH, PREPARED BY WHITEHEAD CONSULTANTS, INC. IN JOB NO. 04-128, DATED 05/25/2004, RECORDED IN COUNTY SURVEYOR'S BOOK 2006 AT PAGES 68-69.

WHITEHEAD CONSULTANTS, INC FIELD CREW:
FIELD WORK PERFORMED ON 05/08/2020 TO 02/10/2026.
CREW: JOSH WARRITT
MASON HANN

- LEGEND:**
- ▢ SURVEY MONUMENT (AS NOTED)
 - EXISTING 1/2" IRON BAR / CAP (LC 331)
 - SET 1/2" IRON BAR / CAP (LC 331)
 - R/W RIGHT-OF-WAY
 - (M) MEASURED
 - (R) RECORD
 - ⊕ CENTERLINE

NO.	DATE	DESCRIPTION	BY
1.	04/14/2020	REVISED CURVE DATA	PKT
2.	04/16/2020	REVISED RIGHT-OF-WAY	PKT
NO.	DATE	DESCRIPTION	BY

CERTIFICATION
I HEREBY CERTIFY THAT THIS SURVEY AND PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MISSOURI. THIS SURVEY HAS BEEN EXECUTED IN ACCORDANCE WITH THE CURRENT "MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS" (20 CSR 2030-10).

02/10/26
DATE
MICHAEL L. TAYLOR, MO. P.L.S. 2000181238
(LC 4206 ADOT (PLAC 33))

COBIE ESTATES
PART OF THE E 1/2 OF SECTION 02,
TOWNSHIP 41 NORTH, RANGE 26 WEST, 5TH P.M.
CLINTON, HENRY COUNTY, MISSOURI

Whitehead Consultants, Inc.
312 WEST MAIN STREET
P.O. BOX 48
CLINTON, MISSOURI 64735
Phone: (660) 885-8211
Fax: (660) 885-8447

312 WEST MAIN STREET
YARSAK, MISSOURI 65255
Phone: (660) 438-9478
Fax: (660) 438-9574

DATE: 02/10/26
DRAWN BY: PKT
CHECKED BY: MCT
JOB NO.: 20-156
SCALE: 1"=40'
SHEET NO.: 1 OF 1

ORDINANCE NO. _____

AN ORDINANCE CALLING AN ELECTION IN THE CITY OF CLINTON, MISSOURI TO AUTHORIZE A LOCAL PARKS SALES TAX.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CLINTON, MISSOURI, AS FOLLOWS:

Section 1. The City Council finds it necessary and hereby declares its intent to authorize a local parks sales tax for the purpose of providing funds for the City.

Section 2. An election is hereby ordered to be held in the City of Clinton, Missouri, on August 4, 2026, on the following question:

Shall the City of Clinton, Missouri be authorized to impose a local parks sales tax at a rate of one-eighth (1/8) of one percent, to be in effect from April 1, 2027 until March 31, 2032, for the purpose of providing funds to renovate and improve Artesian Park, including playgrounds, restrooms and shelter houses, improve ADA access in various park locations and construct a walking trail?

Section 3. The form of the Notice of Election for said election, a copy of which is attached hereto and made a part hereof, is hereby approved.

Section 4. The City Clerk is hereby authorized and directed to notify the County Clerk of Henry County, Missouri, of the adoption of this Ordinance no later than 4:00 P.M. on May 26, 2026, and to include in said notification all of the terms and provisions required by Chapter 115 of the Revised Statutes of Missouri, as amended.

Section 5. This Ordinance shall be in full force and effect from and after its passage.

Read and passed this 21st day of April, 2026.

Read a second time and approved this ____ day of _____, 2026.

Carla Moberly, Presiding Officer

ATTEST:

Ayes
Nays

Wendee Seaton, City Clerk

Carla Moberly, Mayor

NOTICE OF ELECTION

CITY OF CLINTON, MISSOURI

Notice is hereby given to the qualified voters of the City of Clinton, Missouri, that the City Council of the City has called an election to be held in the City on August 4, 2026, commencing at 6:00 A.M. and closing at 7:00 P.M., on the questions contained in the following sample ballot:

OFFICIAL BALLOT

CITY OF CLINTON, MISSOURI

AUGUST 4, 2026

Shall the City of Clinton, Missouri be authorized to impose a local parks sales tax at a rate of one-eighth (1/8) of one percent, to be in effect from April 1, 2027 until March 31, 2032, for the purpose of providing funds to renovate and improve Artesian Park, including playgrounds, restrooms and shelter houses, improve ADA access in various park locations and construct a walking trail?

YES
NO

INSTRUCTIONS TO VOTERS: If you are in favor of the question, place an X in the box opposite "YES." If you are opposed to the question, place an X in the box opposite "NO."

The election will be held at the following polling places in the City:

Ward I..... Katy Trail/Camelot Housing, 7 Bradshaw Dr., Clinton MO
Wards II, III and IV Benson Center, 1008 E. Sedalia Ave, Clinton MO

The polling places will be open from the hours of 6:00 a.m. until 7:00 p.m. during which time any person properly registered to vote in Wards I, II, III or IV in the City of Clinton will be given the opportunity to cast his/her ballot.

Witness my hand and seal of the City of Clinton, Missouri this ____ day of ____ 2026.

Wendee Seaton
City Clerk
City of Clinton, Missouri



City of
Clinton
MISSOURI

OPEN PUBLIC WORKS COMMITTEE MEETING

City Hall – 105 E. Ohio Street

Tuesday, April 28, 2026 • 7:00 a.m.

COMMITTEE MEMBERS: ■ Roger House ■ Rob Hills ■ Bill Thole

STAFF: ■ Christy Maggi ■ TJ Williams □ Brad Combs ■ Chuck Bailey

CONTRACT STAFF: ■ Jon Patriarca (AWR) □ Steve McKim (AWR)

1. **Select PWC Chair:** Roger House selected as Chair

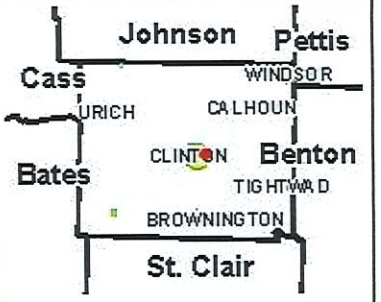
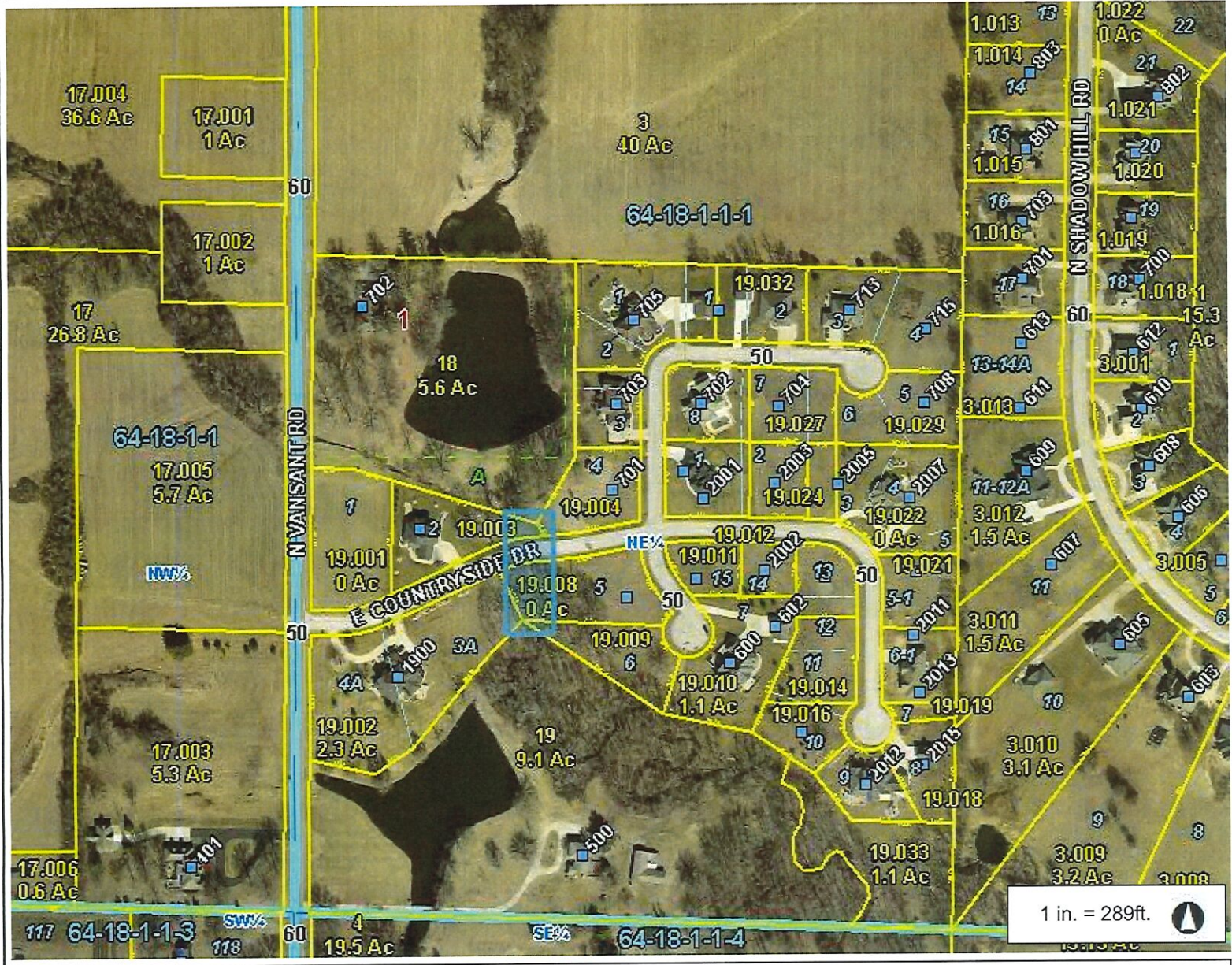
2. **Street Department:**

- a. Countryside Drive Culvert: Reviewed failure of road section after excessive rain event. Existing 60 inch metal pipe is deteriorated, making the road susceptible to additional failures. The Street Department is unable to replace the existing pipe due to the depth. PWC recommends City solicit bids to replace the 60 inch metal pipe with two 48 inch HDPE pipes, 3-0.
- b. Downtown storm water drainage issues: Staff is working to engage a company to CCTV storm water drainage lines to determine causes of blockages and location of lines. City does not have records showing the locations of existing storm water drainage lines in the downtown area, due to the age of the system.
- c. Pavement preservation system: TJ is meeting with Donelson Construction to learn more about the Donelson's PressurePave system that combines crack sealing and a thin asphalt overlay into one application process.

3. **Waste Water:**

- a. Calvird Pump Station: Safety switch replaced by AWR staff. Transducer to be replaced by Alliance Pump, approximately \$3,000. New transducer will provide vital flowage data. An effluent flow meter will not be installed, as previously reported. Calvird PS has struggled with electrical issues since recent storms. Will notify insurance carrier. There are also issues on the inlet side of the pumps in the wet well. Something is hampering flowage, and AWR staff is back-flushing regularly. We will need to have a drier, low-flow period in order to vacuum out the wet well to determine the problem.
- b. WWTP Upgrade: Jon and Christy met with Garver and Ross on 4/20. The process to replace the tilting weirs cannot not begin until we have about 3 weeks of dry weather. Concrete replacement in the east sludge basin is on hold until drier weather.

Countryside Drive Culvert - Properties Affected



Legend

- Address Pt
- Road Centerline
- <all other values>
- STATE LETTERED HIGHWAY
- STATE NUMBERED HIGHWAY
- BLL
- Parcel
- Parcel Number/Acres
- Land Hook
 - - - Dashed Land Hook
 - Solid Land Hook
- Lot
- Tract
- Right of Way
- Corporate Limit Line
- Surrounding Counties
- Qtr Section
- County Boundary
- Map Index
- Katy Trail
- + Railroad

1 in. = 289ft.



This Cadastral Map is for informational purposes only. It does not purport to represent a property boundary survey of the parcels shown and shall not be used for conveyances or the establishment of property boundaries.
THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes



City of
Clinton
MISSOURI

PUBLIC SAFETY COMMITTEE OPEN MEETING AGENDA

City Hall • 105 E. Ohio Street, Clinton, MO

Tuesday, May 5, 2026 • 5:30 p.m.

Present:

COMMITTEE MEMBERS: Austin Jones Greg Shannon Brenda Elliott

PUBLIC SAFETY: Fire Chief Mark Manuel Deputy Fire Chief Matt Willings

Deputy Police Chief John Scott

GUESTS: _____

1. Proposed dates for the sale and discharge of fireworks in the City of Clinton
2. Bids for nuisance abatement
 - 114 W. Allen
 - 101 N. Kristine



FIRE
CLINTON, MISSOURI

301 S. WASHINGTON ST.
CLINTON, MO 64735
PHONE: (660) 885-2560
FAX: (660) 885-3117

**2026 proposed dates for the sale and discharge of fireworks within the
City of Clinton**

It is proposed by Fire Chief Mark Manuel that the sale of fireworks from temporary stands within the City of Clinton be permitted from June 20, 2026 to July 5, 2026 between the hours of 9:00 am to 10:00 pm each day.

It is also proposed that the discharge of fireworks within the City of Clinton be permitted from July 3, 2026 through July 5, 2026 between the hours of 9:00 am and 11:00 pm each day.



CONTRACTOR BID

SEALED BIDS TO BE RECEIVED NO LATER THAN:

Thursday, April 30, 2026, at 10:00 AM

Nuisance Abatement – 101 N. Kristine and 114 W. Allen

Scope of Work

- Load **ALL** junk, debris and trash into disposal containers provided by the City.
- Contractor must provide all labor and equipment necessary to complete project.
- The successful bidder must have/obtain a City of Clinton business license.

Bid Price – 101 N. Kristine \$ 8,250.00

Bid Price – 114 W. Allen \$ 11,475.00

TOTAL BID \$ 19,725.00

Sealed bids, including this signed form, should be sent to the attention of Deborah Nelson and may be: mailed to City of Clinton, 105 E. Ohio Street, Clinton, MO 64735; dropped off at City Hall; emailed to dnelson@cityofclintonmo.gov or faxed with a cover sheet to 660-885-2023.

Bids submitted after the deadline will be rejected.

The City of Clinton reserves the right to reject any and all bids, to waive informalities or irregularities, to negotiate contract terms and options with the successful low bidder, and to contract for the bid to other than the lowest bidder in the best interest of the City of Clinton to the extent allowable by law.

The undersigned hereby offers to furnish the items as specified at the terms stated above.


SIGNATURE

Name/Company: Midwest Construction LLC.

Phone #: 660-492-4945

Email: midwestwac@gmail.com

Date: 04/17/2026

By:  _____
(Authorized Representative)



City of
Clinton
MISSOURI

FINANCE COMMITTEE OPEN MEETING AGENDA

City Hall • 105 E. Ohio Street, Clinton, MO

Tuesday, May 5, 2026 • 5:30 p.m.

Present:

COMMITTEE MEMBERS: Gene Henry Gary Mount Mayor Carla Moberly

STAFF: City Administrator Christy Maggi City Clerk Wendee Seaton

GUESTS: _____

1. Council Chamber HVAC quotes
2. March Financial Reports

Council Chamber HVAC

Date: 04/30/2026

Received by: Deborah Nelson

CONTRACTOR	DMG Mechanical	Helm Plumbing & Electric Contractor	Powell Heating & Cooling	Sherman Heating Air Conditioning Plumbing & Appliances
Repair Single RTU	Unclear			\$7,808.76
Replace All 3 RTUs	\$35,000.00	\$37,075.00	\$51,522.00	\$47,751.00
Approved by:			Date:	

DMG MECHANICAL

Heating-Cooling-Refrigeration-Electrical-Plumbing
 PO BOX 7 CLINTON, MO 64735
 PHONE: (660)492-5879
 EMAIL: dmgmechanical2@gmail.com

HVAC SERVICE TICKET INVOICE

THIS WORK IS TO BE	
<input type="checkbox"/> C.O.D.	<input type="checkbox"/> CHARGE
ENVIRONMENTAL CHECKLIST	
<input type="checkbox"/> RECOVERED	<input type="checkbox"/> RETURNED
<input type="checkbox"/> RECYCLED	<input type="checkbox"/> DISPOSAL
<input type="checkbox"/> RECLAIMED	
RDS RECEIPT # _____	

JOB NAME <i>Clinton City Hall</i>	JOB #	QTY.	MATERIALS & SERVICES	UNIT PRICE	AMOUNT
STREET <i>101 E Ohio St</i>	DATE <i>4/13/2026</i>		REFRIGERANT R- LBS.		
CITY <i>Clinton, MO 64735</i>	PROMISED				
PHONE	CALL BEFORE <input type="checkbox"/> AM <input type="checkbox"/> PM				
TECHNICIAN <i>Dustin</i>	AUTHORIZED BY				
WORK TO BE PERFORMED <i>- Quote 3 - RTU Replacement - Quote Papsis</i>					
DESCRIPTION OF WORK PERFORMED					
<i>- Service Work Quote</i>					
<i>\$99.95 - Trip Charge</i>					
<i>\$100 / Hr. Labor</i>					
<i>\$2,995 - Circuit Board Replacement Work</i>					
<i>\$1,500 - Replace Board & Enthalpy Sensor on Economizer</i>					
<i>\$2500 - Replace Economizer</i>					
<i>\$??? - Other repair quotes would be billed @ going Service Rates</i>					
<i>- Replace next Quotes</i>					
<i>\$35,000 - Replace all 3 RTU'S w/ Matching units</i>					
<i>\$13,500 - Replace</i>					
RECOMMENDATIONS <i>Single RTU's (Both options include Crane, Disconnects & Heat guards)</i>					
LIMITED WARRANTY: All materials, parts and equipment are warranted by the manufactures' or suppliers' written warranty only. All labor performed by the above named company is warranted for 30 days or as otherwise indicated in writing. The above named company makes no other warranties, express or implied, and its agents or technicians are not authorized to make any such warranties on behalf of above named company.			TOTAL SUMMARY		
<input type="checkbox"/> REGULAR			TOTAL MATERIALS		
<input type="checkbox"/> WARRANTY			TOTAL LABOR		
<input type="checkbox"/> SERVICE CONTRACT			SERVICE CALL <i>Inc</i>		
Thank You			TAX		
			TOTAL <i>\$</i>		
TERMS ALL BILLS ARE DUE UPON RECEIPT. A late payment penalty of 2% will be imposed on the 10th of each month the account remains unpaid. See reverse side for additional details.					
I have authority to order the work outlined above which has been satisfactorily completed. I agree that Seller retains title to equipment/materials furnished until final payment is made. If payment is not made as agreed seller can remove said equipment/materials at Seller's expense. Any damage resulting from said removal shall not be the responsibility of Seller.					
CUSTOMER SIGNATURE		CUSTOMER PRINT		DATE	

Proposal

Page No. _____

or _____

Pages _____

HELM

PLUMBING ELECTRICAL HVAC

HELM PLUMBING & ELECTRIC CONTRACTOR, INC.

Since 1978
217 W. Allen St.
Clinton, MO 64735
(660) 885-4516

PROPOSAL SUBMITTED TO <i>City Hall</i>	PHONE <i>660-383-4200</i>	DATE <i>4-9-26</i>
STREET <i>105 E Ohio</i>	JOB NAME	
CITY, STATE and ZIP CODE <i>Clinton mo 64735</i>	JOB LOCATION	
ARCHITECT	DATE OF PLANS	JOB PHONE

We hereby submit specification and estimates for:

*Install 3- Carrier packaged rooftop units,
915/ electric, 208/230 3 phase, R-454 refrigerant.
Set unit on curb adaptor. Install Hail Guards and
3 pole disconnects. Price includes all material, labor
and hoisting. Will haul off old units for proper
disposal.*

We **Propose** hereby to furnish material and labor - complete in accordance with above specifications, for the sum of:dollars (\$ *37075*).

Payment to be made as follows:

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alterations or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Authorized
Signature*Donald Jensen*Note: This proposal may be
withdrawn by us if not accepted within *30* days.**Acceptance of Proposal** - The above prices, specifications
and conditions are satisfactory and are hereby accepted. You are authorized

Signature

ESTIMATE

POWELL HEATING AND COOLING
LLC
1610 N Water St
Clinton, MO 64735-1384

powellhc22@gmail.com
+1 (660) 924-1123
powellhvacpro.com



Clinton City Hall: roof top changeout

Billed to
Clinton City Hall
101 E. Ohio St.
Clinton, MO 64735

Ship to
Clinton City Hall
Clinton City Hall
101 E. Ohio St.
Clinton, Mo 64735

Estimate details
Estimate no.: 1110
Estimate date: 04/10/2026

#	Product or service	Description	Qty	Rate	Amount
1.	15-3 HVAC	- Checked operation on all three existing roof top units, and found out that 2 of the 3 were operating properly in the heating and cooling mode, and the 3rd unit had issues in both heating and cooling mode. Replacement - Tear out of 3 York roof top units on City hall, and installation of 3 new American Standard gas/electric roof top units (YSK072A3S0M), which includes crane service, all gas and drain modifications, and 3 new 4h/2c digital thermostats.	1	\$51,522.00	\$51,522.00
				Total	\$51,522.00

Note to customer
Thank you for your business.

Accepted date

Accepted by



PROPOSAL

City of CLINTON

4-21-2026

Courtroom Rooftop A/C'S

NOTE 1: This estimate is to remove and replace 3 Johnson Controls 6.5 ton package rooftop units, The new units are quoted as the original spec sheet called out when the building was designed with co2 wall sensors to control the outside dampers, economizers with barometric relief damper, through the base electric with factory installed circuit disconnects, roof adaptor curbs, crankcase heaters, oversized supply fans (units quoted will achieve original spec for the supply fans)

NOTE 2: Low ambient controls were not spec'd for original build but if there is a need during low ambient times for a cooling need they can be added at this time for an additional amount of \$1325.00 (covers all three units) Recommended if the room gets loaded up with multiple people and it is below 40 degrees outside and there is a cooling need.

All 3 units, materials, labor, and crane rental included in this estimate.

TRANE 6 TON YSK072A3S0M0000 ROOFTOP PACKAGE UNITS quantity 3

\$47,751.00

This estimate is NOT done at prevailing wages unless otherwise instructed we are below the prevailing wage threshold

Please call with any questions, thank you. 660-885-3375

Thank you, Steve H.



PROPOSAL

City of CLINTON

4-22-2026

CITY HALL REPAIR

This estimate in good faith is to replace the leaking evaporator coil in one on the rooftop package units. Unit Model # JA6ZFN10P2BAA4A. The replacement of the evaporator coil includes the replacement coil, up to 9#'s r-410a, new filter dryer, freight, and labor.

1 year warranty on coil, 1 year labor warranty on our welds, 90 days labor warranty.

\$7,808.76

Please call with any questions, Steve H. 660-885-3375

SHERMAN PLUMBING HEATING AND COOLING



City Hall
105 East Ohio Street
Clinton, MO 64735

Telephone 660-885-6121
Fax 660-885-2023
wseaton@cityofclintonmo.com

Volunteer Board/Commission/Committee Application
(PLEASE PRINT)

Name: Diane Hannah Ward: 1 2 3 4

Street Address: 310 East Ohio, Apt B Zip Code: 64735

Home/Cell Phone: 660-885-1875 Home Fax: _____

Business/Cell Phone: _____ Business Fax: _____

E-mail Address: ed.diane.hannah@gmail.com

Are you related to any City of Clinton elected officials? If yes, tell us who they are and how they are related.
no

Do you prefer to be called/e-mailed at your home or business regarding scheduled meetings?

Home Business Either (please check one)

Please identify only those areas where you would like to serve, in order of preference.
(1 being the most desired)

- | | |
|--|--|
| <input type="checkbox"/> Board of Adjustment | <input type="checkbox"/> Park Board |
| <input type="checkbox"/> Clinton Regional Airport Board | <input type="checkbox"/> Personnel Board |
| <input type="checkbox"/> Cemetery Board | <input type="checkbox"/> Planning Commission |
| <input type="checkbox"/> Enhanced Enterprise Zone Board | <u>2</u> Clinton Tourism Commission |
| <u>1</u> Historic Preservation Commission | <input type="checkbox"/> Tree Board |
| <input type="checkbox"/> Clinton Housing Authority Board | |

Please briefly describe why you would like to be appointed to serve the community.

My background of 30 years with Main Street and historic preservation has given me the knowledge of historic preservation and tourism.
Diane Hannah 10/22/25
Signature Date

(For office use only)

Date Received: _____
Date Distributed: _____
Distributed To: _____

Date Appointed: 11-4-25
Term Expires: 6-30-28
Notification Letter Mailed: _____
Date Entered Into Database: _____

09/2020



City Hall
105 East Ohio Street
Clinton, MO 64735

Telephone 660-885-6121
Fax 660-885-2023
wseaton@cityofclintonmo.com

Volunteer Board/Commission/Committee Application
(PLEASE PRINT)

Name: William Scott Bernard Ward: 1 2 3 4

Street Address: 1712 S Washington St Zip Code: 64735

Home/Cell Phone: 660-492-2234 Home Fax: _____

Business/Cell Phone: 660-885-3051 Business Fax: _____

E-mail Address: scott@bernardtax.com

Are you related to any City of Clinton elected officials? If yes, tell us who they are and how they are related.
No

Do you prefer to be called/e-mailed at your home or business regarding scheduled meetings?

Home Business Either (please check one)

Please identify only those areas where you would like to serve, in order of preference.
(1 being the most desired)

- | | |
|---|---|
| <input type="checkbox"/> Board of Adjustment | <input type="checkbox"/> Park Board |
| <input type="checkbox"/> Clinton Regional Airport Board | <input checked="" type="checkbox"/> Personnel Board |
| <input type="checkbox"/> Cemetery Board | <input type="checkbox"/> Planning Commission |
| <input type="checkbox"/> Enhanced Enterprise Zone Board | <input type="checkbox"/> Clinton Tourism Commission |
| <input type="checkbox"/> Historic Preservation Commission | <input type="checkbox"/> Tree Board |
| <input type="checkbox"/> Clinton Housing Authority Board | |

Please briefly describe why you would like to be appointed to serve the community.
Simply extending my term on the Personnel Board.

William Scott Bernard Signature 4/29/20 Date

(For office use only)
Date Received: _____
Date Distributed: _____
Distributed To: _____
Date Appointed: _____
Term Expires: _____
Notification Letter Mailed: _____
Date Entered Into Database: _____

ORDINANCE NO.

AN ORDINANCE APPROVING A CHANGE IN THE SPEED LIMIT ON CALVIRD DRIVE BETWEEN SECOND STREET AND MISSOURI HIGHWAY 13.

WHEREAS, Ordinance No. 3977 authorized the City to enter into an agreement with the Missouri Highways and Transportation Commission for relinquishment of MO Business Route 13 to the City; and

WHEREAS, Calvird Drive, between Second Street and MO Hwy. 13, represented 0.97 miles of the relinquished roadway; and

WHEREAS, the City accepted said segment of Calvird Drive with a speed limit of 55 miles per hour; and

WHEREAS, in the interest of public safety, the City desires to decrease the speed limit, on said segment of Calvird Drive, to 35 miles per hour;

NOW, THEREFORE BE IT HEREBY ORDAINED by the City Council of Clinton, Missouri as follows:

1. The speed limit on Calvird Drive between Second Street and Missouri Highway 13 shall be 35 miles per hour.
2. The Street Department is authorized to post signs designating the speed limit.

This ordinance shall become effective immediately upon its passage and approval as provided by law.

Read the first time this ___ day of ____, 2026.

Read a second time and passed this ___ day of ____, 2026.

ATTEST:

Carla Moberly, Presiding Officer

Ayes
Nays

Wendee Seaton, City Clerk

Carla Moberly, Mayor