

**ORIGINAL**

**City of Northmoor Board of Aldermen**

**February 10<sup>th</sup>, 2026**

**Time: 6:30PM**

**4907 NW Waukomis Drive, Northmoor, Missouri 64151**

**REGULAR BOARD OF ALDERMEN MEETING MINUTES**

**CALL TO ORDER:** Mayor Wilson called the meeting to order promptly at 6:30PM

**ROLL CALL:** In attendance: Joe Harris, Robin Griffith, Janeen Wright, and Aaron Duckworth

**WELCOME:** Mayor Wilson welcomed everyone to the meeting and led the Pledge of Allegiance and Prayer

**ANNOUNCEMENTS:**

1. Mayor Wilson announced that the city would send a communication blast regarding upcoming road closures, noting that the information had changed three times. The latest information indicated closures would begin February 20th, though there was confusion in the documentation received. Signs were already posted, and there would be no detours through the city. Access restrictions would include no left turn from AA Highway and limited access from Frontier to Vivian Road. The closure involves both MoDOT and Riverside coordination for road repairs.
2. Mayor Wilson provided an update on the police station renovation project, stating they were nearly finished with painting and only had the bathroom and one office remaining. She mentioned plans to purchase carpet from Ollie's using a discount coupon. The kitchen had been completely renovated with salvaged cabinets from a rental house. Three people had expressed interest in renting the space, which would help replace lost revenue. The space could be used for either business or residential purposes. Tours were available Tuesday through Thursday for interested parties.
3. The March meeting has been rescheduled from the 3rd to the 10th due to posting requirements and reduced staff hours. With staff now working three days per week instead of five, it was difficult to meet the requirement of posting agendas by the end of the preceding month.
4. Mayor Wilson announced that the city would discontinue requiring new Northmoor business owners to appear before the board for approval of their business license. There was no requirement found in the city ordinances, and other cities do not require this process. Going forward, businesses would only need to provide their no tax due or paid property tax receipt, merchant's license, and insurance covering the city of Northmoor.

The mayor noted they have never disapproved of anyone and questioned how this requirement originated.

**CITY NEWS/CITIZENS COMMENTS:**

1. A new business, Mobility Plus, will be opening on March 15th in the plaza complex. The business specializes in wheelchairs and handicapped equipment retail and is expected to generate good tax revenue for the city. The owner had all required paperwork from previous operations in Platte County.

**FINDINGS AND RECOMMENDATIONS:**

1. The Planning and Zoning Committee was scheduled to present findings for the rezoning application by Aaron Floyd for the Church on 50<sup>th</sup> Street, but Mr. Floyd requested a postponement until the March meeting as he decided to hire an attorney. Mr. Floyd remodeled the entire building without approval. It was noted that the planning and zoning committee members were concerned about the precedent this would set and potential future issues if the property were sold.

**ACTION ITEMS:**

1. Review and Approval of the January 13<sup>th</sup>, 2026 Board of Alderman Meeting Minutes as Presented.

1<sup>st</sup> Alderman Harris      2<sup>nd</sup> Alderman Duckworth      ROLL CALL      4 AYES      0 NAYS

2. Review and Approval of the Treasurers Report and Budget Update for January 31<sup>st</sup>, 2026 as Presented.

1<sup>st</sup> Alderman Harris      2<sup>nd</sup> Alderman Wright      ROLL CALL      4 AYES      0 NAYS

3. Review and Approval of Ordinance 2026-002 of the City of Northmoor for Development Application and Building Permit Fees Schedule. This ordinance established a new fee schedule for city development applications and building permits. A resident inquired about public access to ordinances, and it was clarified that copies are available by written request at city hall under sunshine law provisions.

First Reading:

1<sup>st</sup> Alderman Harris      2<sup>nd</sup> Alderman Duckworth      ROLL CALL      4 AYES      0 NAYS

Second Reading:

1<sup>st</sup> Alderman Wright      2<sup>nd</sup> Alderman Duckworth      ROLL CALL      4 AYES      0 NAYS

4. Review and Approval of the Semi-Annual Statement of Conditions from July Through December 2025. Discussion occurred regarding animal licensing revenue of \$110, which represents approximately 11 dog licenses at \$10 each. The licensing serves primarily to maintain photographs and contact information for lost pets rather than generate significant revenue.

1<sup>st</sup> Alderman Duckworth 2<sup>nd</sup> Alderman Harris

ROLL CALL

4 AYES

0 NAYS

#### **DISCUSSION:**

1. Review of Invoice for the time period of December 19<sup>th</sup>, 2025 through January 15<sup>th</sup>, 2026 from the Office of the Northmoor City Attorneys. The board reviewed the statement. No vote was needed.

#### **RIVERSIDE FIRE DEPARTMENT:**

1. January 2026 activity reports from the Riverside Fire Chief, Gordon Fowlston were reviewed. Four EMS calls were reported for the week, which was noted as the highest number recently, likely due to weather conditions.

#### **CITY CODES:**

1. Updates were provided on various code enforcement activities and violations throughout the city. Due to winter conditions, code enforcement activity was limited. Five notices were sent to property owners for cleanup requirements, including notices to the Baker property regarding dumpster removal and trailer relocation with a deadline of the 15th of the month. A resident raised concerns about junk vehicles at what they believed was an approved car lot location. After discussion, it was clarified that the vehicles in question were at a different location - near a recording studio. The mayor agreed to contact the studio owner to investigate the presence of multiple vehicles that appeared to have been stationary for extended periods.

#### **NEW BUSINESS:**

1. The city purchased a cell phone for \$139 including shipping, with a \$9 monthly service costs. The phone will be used exclusively for receiving two-factor authentication (2FA) codes from third-party service providers.

#### **OLD BUSINESS:**

1. Additional details were provided about upcoming road construction projects affecting city access. The most recent information indicated US 69 Vivion Road lane closures for pavement repair from February 12th to March 13th, rescheduled from the previous January 20th to February 20th time frame. This represented the third change in scheduling. The work would create a 1000-foot eastbound lane closure from the Eastbrook Plaza to Premier Motors. Access to some businesses would be maintained, but left turns onto Vivian Road from AA Highway would be prohibited. Additional closures were planned for the Highway 169 overpass, with both northbound and southbound lanes to be closed, though work would proceed one lane at a time rather than complete closure as initially expected.

2. Discussion occurred regarding public access to city information and meeting schedules. A resident inquired about meeting schedule postings and access to detailed financial information. It was clarified that meeting schedules should be posted on the city website, and the mayor acknowledged responsibility for ensuring this occurs. Minutes are posted after board approval, and detailed financial information is available through written sunshine law requests. Discussion occurred about confusion between an old city website maintained by a resident volunteer and the new official .gov website owned by the city. The old site remains active because the city never owned that domain, and the volunteer maintainer travels frequently and is difficult to contact.

**MOTION TO ADJOURN:**

1<sup>st</sup> Alderman Harris

2<sup>nd</sup> Robin Griffith

ROLL CALL

4 AYES

0 NAYS

The meeting was adjourned at 7:02pm.



Lynda Wilson, Mayor, City of Northmoor



Peggy Holley, City Clerk