



REGULAR CITY COUNCIL MEETING

Minutes

Monday, May 4, 2026 at 6:30 pm

Please Note: The Council Meeting will be conducted at [Rolla City Hall, 901 North Elm Street, Rolla, MO 65401](#). Citizens are encouraged to watch the proceedings live on the City of Rolla, Missouri YouTube page at https://www.youtube.com/@City_of_Rolla/streams

COUNCIL PRAYER: Ministerial Alliance

PRESIDING: Mayor Lister B. Florence Jr.

COUNCIL ROLL: MELISSA GANZ, AUGUST ROLUFS, ANDREW BEHRENDT, NATHAN CHIRBAN, STEVE JACKSON, AARON PACE, SUE BROWN, TOM MCNEVEN, ELIZABETH SPERRY, DAVID SHELBY, AMELIA MARKWELL AND MICHEAL DICKENS

1. CALL TO ORDER

Minutes:

- **Presiding:** Mayor Lister B. Florence Jr.
- **Council Members in Physical Attendance:** August Rolufs, Melissa Ganz, Andrew Behrendt, Nathan Chirban, Aaron Pace, Steve Jackson, Sue Brown, Tom McNeven, Elizabeth Sperry, David Shelby, Amelia Markwell and City Counselor James Klahr
- **Council Members Absent:** Micheal Dickens
- **Department Directors and Other City Officials in Physical Attendance:** Public Works Director Darin Pryor, Fire Chief Jeff Breen, Community Development Director Dawn Bell, Park's Director Floyd Jerningan, City Planner Tom Coots, Police Major Will Loughridge, Finance Director Steffanie Rogers, and City Administrator Keith Riesberg

Mayor Florence called the meeting to order at approximately 6:30 pm and asked Melissa Ganz to lead in the Pledge of Allegiance.

2. PLEDGE OF ALLEGIANCE - Council Representative, Melissa Ganz

3. CONSENT AGENDA

Minutes:

A motion was made by Chirban seconded by Jackson, to approve the minutes. Motion passed unanimously by voice vote.

- a. **Consider Approval of the City Council Minutes of:**

4. MONTHLY REPORTS; BOARD & COMMITTEE MINUTES

Minutes:

A motion was made by Shelby, seconded by Pace, to approve the reports. Motion passed unanimously by voice vote.

- a. **Building Codes monthly report - March 2026**
- b. **Rolla Police Department monthly report - 2026**
- c. **Animal Control monthly report - 2026**
- d. **Rolla Municipal Court summary - March 2026**
- e. **Fire Incident Report - 2026**
- f. **Centre monthly report - 2026**
- g. **City Project Tracking Spreadsheet (as of April 29, 2026)**
- h. **Parks Advisory Commission Minutes for March 17th, 2026**
- i. **Board of Public Works Minutes for March 3rd, 2026**
- j. **Environmental Services monthly report - March 2026**

5. PUBLIC HEARINGS - None

6. ACKNOWLEDGMENTS and SPECIAL PRESENTATIONS

- a. **Via Zoom Conferencing: Ryan Murray, with ETC Institute - 2026 City of Rolla Community Finding Survey Report**

Minutes:

Via Zoom - Ryan Murray with ETC Institute shared the results of the 2026 Rolla Community Findings Survey which showed a possible 55% in support of a 1/4 cent sales tax initiative with strong interest towards exercise/therapy pool, recreation family pool and multipurpose rooms for youth programming.

- b. **Amanda Wiggins, CPA with Kean Wiggins, and Co. - Tourism Audit Presentation**

Minutes:

Amanda Wiggins, with Kean, Wiggins, and Company presented the 2025 Tourism Audit. The focus was on pages 17-19 which covered funding received from the Hotel/Motel tax, which as of December 31, 2025, showed Total Net Assets of \$710,313

- c. **Mayoral Proclamation - Local Government Week**

Minutes:

Mayor Florence read the proclamation, to be on display at the Employee Luncheon on May 6th..

- d. **Mayoral Proclamation - Bike Month**

Minutes:

Mayor Florence read the proclamation which was presented to members of the Bicycle Pedestrian Advisory Committee.

- e. **Mayoral Proclamation - Building Safety Month**

Minutes:

Mayor Florence read the proclamation and presented it to the Community Development Staff.

f. Mayoral Proclamation - National Police Week and Peace Officer' Memorial Day

Minutes:

Mayor Florence read the proclamation and presented it to Major Will Loughridge.

g. Mayoral Proclamation - Provider Appreciation Day

Minutes:

Mayor Florence read the proclamation and presented it to a large group of childcare professionals. Rachel Allison, Director of Greentree Daycare spoke on behalf of childcare professionals in the area.

7. OLD BUSINESS

a. Ordinance to approve a Final Plat of Audubon Ridge, a multi-family development to create 43 lots at property zoned R-3, Multi-family Residential and vacate certain rights-of-way and easements. (Community Development Director Dawn Bell) Final Reading

Minutes:

City Counselor, James Klahr, read the Ordinance for its final reading by title: ORDINANCE 4909: AN ORDINANCE TO APPROVE THE FINAL PLAT OF AUDUBON RIDGE AND VACATE CERTAIN EASEMENTS AND RIGHTS-OF-WAY.

Motion & Vote A motion was made by Chirban, seconded by Pace, to approve the ordinance. A roll call vote showed: * **Ayes:** Brown, Jackson, Shelby, Markwell, McNeven, Chirban, Rolufs, Pace, Sperry, Behrendt, and Ganz. *

Nays: None

b. Ordinance to approve a Map Amendment to rezone 821 Hwy O from the R-1, Suburban Residential district to the R-3, Multi-family Residential district. (Community Development Director Dawn Bell) Final Reading

Minutes:

City Counselor, James Klahr, read the Ordinance for its final reading by title: ORDINANCE 4910: AN ORDINANCE TO APPROVE THE RE-ZONING OF PROPERTY ADDRESSED AS 821 HWY O FROM THE R-1, SUBURBAN RESIDENTIAL DISTRICT TO THE R-3, MULTI-FAMILY RESIDENTIAL DISTRICT

Motion & Vote A motion was made by Chirban, seconded by Jackson, to approve the ordinance with the restriction included. A roll call vote showed: *

Ayes: McNeven, Rolufs, Shelby, Sperry, Behrendt, Ganz, Markwell, Pace, Jackson, Brown and Chirban. * **Nays:** None

c. Ordinance to approve the Final Plat of Rose Senior Villas, a multi-family development to create 2 lots at property proposed to be rezoned to teh R-3, Multi-famiy I Residential district (currently zoned R-1, Subrurban Residential) at 821 Hwy O. (Community Development Director Dawn Bell) Final Reading

Minutes:

City Counselor, James Klahr, read the Ordinance for its final reading by title: ORDINANCE 4911: AN ORDINANCE TO APPROVE THE FINAL PLAT OF ROSE SENIOR VILLAS.

Motion & Vote A motion was made by McNeven, seconded by Chirban, to approve the ordinance. A roll call vote showed: * **Ayes:** Rolufs, Shelby, Sperry, McNeven, Behrendt, Ganz, Markwell, Brown, Jackson, Chirban and Pace. *

Nays: None

8. NEW BUSINESS

a. Ordinance adopting and enacting a new code of Ordinances of the City of Rolla. (City Administrator Keith Riesberg) First Reading

Minutes:

This Ordinance will adopt and enact the new code that underwent an extensive legal review and lengthy updates, a project that began in the winter of 2023. City Counselor, James Klahr, read the Ordinance for its first reading by title: AN ORDINANCE ADOPTING AND ENACTING A NEW CODE OF ORDINANCES OF THE CITY OF ROLLA, COUNTY OF PHELPS, STATE OF MISSOURI; ESTABLISHING THE SAME; PROVIDING FOR THE REPEAL OF CERTAIN ORDINANCES NOT INCLUDED THEREIN, EXCEPT AS HEREIN EXPRESSLY PROVIDED; PROVIDING FOR THE MANNER OF AMENDING SUCH CODE OF ORDINANCES; PROVIDING PENALTY FOR THE VIOLATION THEREOF; AND PROVIDING WHEN THIS ORDINANCE SHALL BECOME EFFECTIVE

b. Ordinance calling for election to consider a 1/4% sales tax for reimagining the Centre. (City Administrator Keith Riesberg) First Reading

Minutes:

The attached ordinance calls for placing a question on the August 4th ballot to allow voters to decide if they support a 1/4% sales tax for the purpose of funding operations and improvements.

City Counselor, James Klahr, read the Ordinance for its first reading by title: AN ORDINANCE OF THE CITY OF ROLLA, MISSOURI, FOR THE PURPOSE OF SUBMITTING TO THE QUALIFIED VOTERS OF THE CITY A PROPOSITION TO IMPOSE A GENERAL SALES TAX WITHIN THE CITY FOR THE PURPOSE OF FUNDING OPERATIONS AND IMPROVEMENTS TO INCLUDE AN EXERCISE/THERAPY POOL, A RECREATION/FAMILY POOL AND MULTI-PURPOSE ROOMS FOR YOUTH AND ADULT PROGRAMMING WITHIN THE RECREATIONAL FACILITY KNOWN AS THE CENTRE.

9. CLAIMS and/or FISCAL TRANSACTIONS

a. Motion to award bid and Ordinance for Project 598 - Rolla Street Storm Sewer Improvements. (Public Works Director Darin Pryor) Motion to Award and First Reading

Minutes:

A motion was made by Pace, seconded by Shelby, to award the bid to Donald Maggi, Inc. Motion passed unanimously by voice vote.

City Counselor, James Klahr, read the Ordinance for its first reading by title: AN

ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE A CERTAIN AGREEMENT BETWEEN THE CITY OF ROLLA, MISSOURI, AND DONALD MAGGI, INC.

- b. Motion to award bid and Ordinance for Project 607 - 2026 Maltene Rejuvenation. (Public Works Director Darin Pryor) Motion to Award and First Reading**

Minutes:

A motion was made by Sperry, seconded by Behrendt, to award the bid to Corrective Asphalt Materials, LLC. Motion passed unanimously by voice vote. City Counselor, James Klahr, read the Ordinance for its first reading by title: AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE A CERTAIN AGREEMENT BETWEEN THE CITY OF ROLLA, MISSOURI, AND CORRECTIVE ASPHALT MATERIALS, LLC.

- c. Motion to purchase a D7F dozer from the Missouri Federal Surplus Property system for \$17,000. (Public Works Director Darin Pryor)**

Minutes:

A motion was made by Pace, seconded by Andrew, to approve the purchase of a Caterpillar dozer from the Missouri Federal Surplus Property System for \$17,000. Motion passed unanimously by voice vote.

10. CITIZEN COMMUNICATION

- a. Drake O'Leary shared his concerns about student availability and participation if the City moves the meeting days from Monday to Tuesday**
- b. Collin Gentry - Requested that the City be more transparent on details of the ballot measure regarding development costs and impact on membership fees.**
- c. David Dukes: Shared a picture taken from a local gas station that was selling "water pipes" at the register.**

11. MAYOR/CITY COUNCIL COMMENTS

Minutes:

Council Rep. Jackson: Kudos to the Rolla Chamber of Commerce for their successful Route 66 Centennial Kick-off Block Party.

Mayor Florence: Announced the MS&T graduation would be taking place this coming weekend and asked for kindness and patience regarding the increased traffic flow.

Council Rep. McNeven: Asked a follow-up question regarding questions he had asked at the last meeting as well as Council Rep. Jackson. Both topics are still to be discussed at the scheduled Strategic Planning Meeting.

12. COMMENTS FOR THE GOOD OF THE ORDER

- a. Next City Council meeting, Monday, May 18th, 2026**
- b. Public Works Open House - Public Works Director Darin Pryor**

Minutes:

On Thursday, May 14th, 2026, there is a drop-in scheduled from 4:00 pm to 6:00 pm at the Eugene Northern Community Hall. Citizens are encourage to

come speak with Staff from various departments to discuss current and future projects.

13. CLOSED SESSION - Closed Session per RSMo 610.021 – (3) Personnel

Minutes:

Motion & Vote AT 8:29 pm, a motion was made by Jackson, seconded by Behrendt, to enter into closed session. A roll call vote showed: * **Ayes:** Chirban, Sperry, Jackson, Brown, Markwell, Ganz, Shelby, Behrendt, Rolufs, McNeven and Pace. * **Nays:** None
At 8:46 pm, Council returned from closed session, where there was one personnel issue resolved. Results of item will be made available to the public within 72 hours.

14. ADJOURNMENT

Contact: Lorri M. Powell, City Clerk (lpowell@rollacity.gov 573-426-6948) | Minutes published on 05/26/2026,
adopted on 06/01/2026