

REGULAR MEETING OF THE COUNCIL MEMBERS OF THE CITY OF NIXA, MISSOURI

NIXA CITY HALL

November 12th, 2025 6:00 P.M.

The regular meeting of the Nixa City Council was called to order by Mayor Giddens. Attending were Council Members Jay Ortiz, Kelly Morris, Shawn Lucas, Aron Peterson, Darlene Graham and Zern Vess.

The Pledge of Allegiance was given.

Recognition:

Mayor Giddens recognized Doug Colvin for his retirement. Mayor Giddens discussed Colvin's contributions to the Public Works and Utility departments. Mayor Giddens presented Colvin with a gift from the City Council.

Presentations:

Ashley Copley, Nixa Public Schools, explained what "handle with care" means between the school district and the Police Department. Copley showed Council a video about the Handle with Care program. Copley introduced Tammy Walden with the Juvenile Justice Center. Walden provided a handout to Council. Walden said that Handle with Care is a statewide trauma response program. Walden informed the Council that the Nixa Police Department was among the first in the state to participate in the program and expressed her pride in the department's efforts. In recognition of their commitment to the Handle with Care initiative, Copley presented the Police Department with an award.

Whitney Guison, President and CEO Nixa Chamber of Commerce, provided a handout to Council. Guison introduced Taylor Goessmann. Goessmann introduced herself as a Destination Strategy Director and explained her role and responsibilities. Guison provided information on Explore Nixa and the 2026 opportunities to bring people to Nixa. Guison stated that the Chamber created a committee to explore the possibilities of Explore Nixa. Guison said the committee created a marketing plan for Explore Nixa and provided details. Goessmann discussed the benefits of tourism within a community. Goessmann told Council that the Downtown Revitalization Committee has voted to approve \$3,000 for Explore Nixa, is the city also invests. Goessmann said the goal of Explore Nixa is to get people to visit and have one (1) meal in Nixa. Goessmann said that the Chamber is asking for \$15,000 from the city for Explore Nixa. Guison told Council that if the city does authorize the \$15,000, a new committee would be formed to manage the money. Guison stated marketing packets would be created for businesses and organizations within Nixa. Council asked questions with Guison and Goessmann responding. Cindy Robbins, Assistant City Administrator, told Council that if they want to move forward with the \$15,000 contribution, staff recommends the funds be taken out of the economic development reserve account. Mayor Giddens thanked Guison and Goessmann for their time working on Explore Nixa.

Jennifer Evans, Finance Director, told Council this presentation was to go over any changes to the budget draft since the October 27th meeting. Evans said there had been no changes to

revenue or personnel. Evans stated that there had been an increase of 37% in the city's property and casualty insurance. Evans told Council that water and legal each had a \$25,000 increase for professional fees. Evans stated that a piece of equipment had been removed from the Water Department because it had shown up earlier than expected. Evans said the General Fund unrestricted balance is \$3,480,995.00 with a ratio of revenue to expense of 98.35%. Evans stated the Street Fund unrestricted balance is \$650,796.00 with a ratio of revenue to expense of 51.95%. Evans told Council that the Electric Fund unrestricted balance is \$8,890,551.00 with a ratio of revenue to expense of 92.75%. Evans said the Water Fund unrestricted balance is \$2,383,419.00 with a ratio of revenue to expense of 91.08%. The Wastewater Fund unrestricted balance is \$10,179,769.00, with a ratio of revenue to expense is 72.22%. Council asked for an updated budget dashboard. Robbins provided additional information. Mayor Giddens stated he was pleased with the budget.

Visitors:

Scott Jones, 194 W. Shady Oak Dr., discussed his concerns with code enforcement regarding trash carts.

George Williams, 105 N Westminster, provided a handout to Council and played a video from his phone. Williams discussed his concerns with a daycare near his home. Mayor Giddens responded to Williams' comments.

Barbara Kutchko, 543 Juniper Ozark, MO, discussed her concerns with a daycare near the home she owns in Nixa.

Carla Sagrillo, 103 N Westminster, discussed her concerns with a daycare near her home.

Ron Sanders, 976 Glenn Oaks Dr., stated that Nixa is a peaceful city because the Police Department is good at keeping the city safe.

Ordinances (First Reading and Public Hearing; Comments Limited to 5 Minutes; No Council Vote Anticipated):

Council Bill #2025-35 Repealing Ordinance No. 2409; and Authorizing the Mayor to Execute a Missouri Highways and Transportation Commission Transportation Alternatives Program Supplemental Agreement. Nick Woodman, City Attorney, stated that Ordinance 2409 was approved at the October 27th council meeting. Woodman said that the ordinance had an error with the attached contact. Woodman stated that this council bill repeals Ordinance 2409 with the wrong exhibit and would approve a new bill with the correct exhibit. Mayor Giddens asked questions with Woodman responding. Mayor Giddens opened the public hearing for comments, with no comments made, the public hearing was closed.

Council Bill #2025-36 Amending Several Provisions of Chapter 117 for the Purpose of Authorizing the Use of Modular Homes in the R-1 Residential Zoning Districts. Scott Godbey, Planning and Development Director, told Council that the Planning and Zoning Commission asked staff to look at the residential zoning code for home construction. Godbey provided information on modular homes. Godbey said that the current modular homes code is

unnecessary. Godbey stated that this bill would update the definition of modular homes, add modular homes to R-1 zoning, and eliminate the RMHS zoning district. Godbey said that there have been advances in modular homes, and by allowing modular homes in R-1 zoning districts, the city could see shorter construction times on homes. Godbey told Council that the Planning and Zoning Commission voted unanimously to recommend approval, and staff also recommends approval. Council asked questions with Godbey responding. Mayor Giddens opened the public hearing for comments.

Ron Sanders, 976 Glen Oaks Drive, asked questions about 3D printed homes with Godbey responding.

Scott Jones, 194 W. Shady Oak Dr., asked questions about building materials, with Godbey responding.

Ron Sanders, 976 Glen Oaks Dr., asked additional questions, with Godbey responding. With no further comments, the public hearing was closed. Council held a discussion.

Mayor Giddens called for a 5-minute break at 7:35 p.m. The meeting was called back to order at 7:50 p.m.

Ordinances (Second Reading and Public Hearing; Comments Limited to 5 Minutes; Council Vote Anticipated):

Council Bill #2025-34 Amending the 2025 Annual Budget in the Amount of \$15,000.00 to Appropriate Funds for a Traffic Study. Travis Cossey, Interim Public Works Director, stated this council bill is for a budget amendment for a traffic study at Pembroke and Highway 160. Cossey said this traffic study would be in coordination with the Ozark Transportation Organization. Cossey stated that staff is requesting the funds for this study come out of the economic development fund. Cossey said that staff recommends approval. Mayor Giddens opened the public hearing for comments.

Ron Sanders, 976 Glen Oaks Dr., discussed traffic circles.

Kristen Haseltine, President Show Me Christian County, told Council that Show Me Christian County is in favor of this traffic study. Haseltine stated that the traffic study could lead to economic growth.

With no further comments, the public hearing was closed. Mayor Giddens called for a motion to approve the council bill. Peterson made a motion to approve Council Bill #2025-34, with Graham seconding and Graham, Lucas, Vess, Ortiz, Peterson, and Morris voting aye on roll call vote.

Resolutions (Public Hearing; Comments Limited to 5 Minutes; Council Vote Anticipated):

Resolution #2025-51 Authorizing the City Administrator to Solicit Proposals for Pool Basin Painting Services. Matt Crouse, Parks Director, told Council that staff has budgeted pool painting in the 2026 budget. Crouse said that staff will not accept or award the bid until the budget has been approved. Crouse stated that by getting the bid process started, the city can get on a contractor's calendar. Council asked questions, with Crouse responding. Mayor Giddens called for a motion to approve the resolution. Graham made a motion to approve Resolution #2025-51, with Morris seconding and all Council Members voting aye.

Mayor and Council Member Report:

Mayor Giddens thanked Public Works for all they do for the city. Mayor Giddens thanked Walmart for sponsoring this year's Mayor's Tree Lighting. Mayor Giddens stated that November 13th will be the Christian County 100 Club annual banquet. Mayor Giddens told Council that the high school girls' volleyball team is playing for the state title.

Lucas asked about Explore Nixa funding. Council held a discussion. Mayor Giddens asked for the balance of the economic fund balance. Evans responded.

Robbins told Council that city offices are closed on November 27th and 28th for Thanksgiving. Crouse said that the Mayor's Tree Lighting will be on December 5th and the Christmas parade will be on December 7th.

Closed Session:

Peterson made a motion to adjourn to closed session pursuant to RSMO 610.021 (1), (3), and (13) in which the Council will discuss legal actions, causes of action and confidential and privileged communications with their attorney, discuss the hiring, disciplining, or promoting of particular employee and personal information about the employee is to be discussed; and individually identifiable personnel records, performance rating or records pertaining to the employee are to be discussed with Lucas seconding and Ortiz, Morris, Peterson, Graham, Vess, and Lucas voting aye on roll call vote.

Adjournment:

This meeting will be considered adjourned at the close of the closed session.

Mayor

City Clerk

REGULAR MEETING OF THE COUNCIL MEMBERS OF THE CITY OF NIXA, MISSOURI

NIXA CITY HALL

November 25th, 2025 6:00 P.M.

The regular meeting of the Nixa City Council was called to order by Mayor Giddens. Attending were Council Members Jay Ortiz, Kelly Morris, Shawn Lucas, Aron Peterson, and Darlene Graham. Zern Vess was absent.

The Pledge of Allegiance was given.

Consent Agenda:

Mayor Giddens called for a motion to approve the consent agenda. Graham made a motion to approve the consent agenda, items a through b, with Peterson seconding and Ortiz, Graham, Peterson, Lucas, and Morris voting aye on roll call vote.

Service Awards:

Mayor Giddens recognized Dustin Long for his 10 years of service to the city. Jason Stutesmun, Water Superintendent, told Council that Long came from another municipality. Stutesmun said that Long is the Lead Operator and is responsible for the wells and water sampling. Stutesmun stated that Long goes above and beyond and appreciates everything he does.

Mayor Giddens recognized Larry Moore for his 10 years of service to the city. Moore was not in attendance. Jeff Roussell, Street Superintendent, said that Moore is instrumental in teaching the new hires about construction work. Roussell stated that he is grateful to have Moore.

Presentations:

The Navigate presentation was moved to another meeting due to a scheduling conflict.

Visitors (Speaker Card Required; Comments Limited to 5 Minutes):

Shawn Ingwerson, 808 E Scott Wayne, discussed his concerns with Flock cameras.

Ron Sanders, 976 Glenn Oaks Dr., discussed his concerns with the court system.

George Williams, 105 Westminster Dr., asked for an update on the noise level at the daycare near his home.

Ordinances (First Reading and Public Hearing; Comments Limited to 5 Minutes; No Council Vote Anticipated):

Council Bill #2025-37 Amending Section 4-3 of the Nixa City Code for the Purpose of Establishing Specific Hours When Alcohol Sales are Prohibited and Opting Out of Section 311.2026 RSMO. Rebekka Coffey, City Clerk, told Council that Chapter 4 of the city code governs the sale of alcoholic beverages and section 4.3 defers to State law regarding the specific operating hours for alcohol sales. Coffey said that the Missouri General Assembly recently

enacted Section 311.2026 RSMO, which temporarily allows licensed establishments to extend alcohol sales during the upcoming 2026 FIFA World Cup in Kansas City. Coffey stated that this council bill would amend Section 4.3 of the city code to adopt a new section that codifies the prohibited hours of alcohol sales between 1:30 a.m. – 6:00 a.m. Coffey said that the council bill would also exercise the city's authority to opt out of the provision of Section 311.2026 RSMO for the extended alcohol sales during the FIFA World Cup. Coffey says that staff recommends approval. Council asked questions with Coffey and Jimmy Liles, City Administrator, responding. Mayor Giddens opened the public hearing for comments.

Ron Sanders, 976 Glenn Oaks Dr., discussed the hours that alcohol can be sold within the city.

With no further comments, the public hearing was closed. Nick Woodman, City Attorney, provided additional information. Council asked questions, with Woodman responding. Council asked for an amendment to the council bill that would separate the prohibited hours of alcohol sales from the Section 311.2026 RSMO opt-out provisions.

Council Bill #2025-38 Adopting the 2026 Operating and Capital Budget for the City. Jennifer Evans, Finance Director, told Council that the 2026 Operating and Capital budget is a structurally balanced budget. Evans said that the city has budgeted \$73.6 million in revenues and \$96.5 million in expenses. Evans provided information on the budgeted revenues and expenses. Evans told Council that staff is expecting to have a budget amendment for IT services and computers. Evans stated that every department made significant cuts to make the 2026 budget happen. Evans said that there is \$50 million in Capital Improvement Projects and provided information on the projects. Evans stated that the city will have \$25.5 million in unrestricted cash balance in 2026. Evans thanked staff for their work on this budget and thanked the Mayor and Council for their guidance and input. Mayor Giddens opened the public hearing for comments, with no comments made, the public hearing was closed.

Ordinances (Second Reading and Public Hearing; Comments Limited to 5 Minutes; Council Vote Anticipated):

Council Bill #2025-35 Repealing Ordinance No. 2409; and Authorizing the Mayor to Execute a Missouri Highways and Transportation Commission Transportation Alternatives Program Supplemental Agreement. Woodman said that the first reading of this bill was at the November 12th meeting. Woodman stated that ordinance no. 2409 was approved at the October 14th meeting with the wrong exhibit attached. Woodman said that this bill has the correct exhibit. Mayor Giddens opened the public hearing for comments, with no comments made, the public hearing was closed. Mayor Giddens called for a motion to approve the council bill. Lucas made a motion to approve Council Bill #2025-35, with Graham seconding and Morris, Graham, Peterson, Ortiz, and Lucas voting aye on roll call vote.

Council Bill #2025-36 Amending Several Provisions of Chapter 117 for the Purpose of Authorizing the Use of Modular Homes in the R-1 Residential Zoning District. Scott Godbey, Planning and Development Director, told Council that this council bill will eliminate the RMHS zoning district from the zoning code. Godbey said that the code amendment would update the definition of modular homes, removing modular homes from restricted zoning, and move

modular homes into the approved uses in the R-1 table of approved uses. Godbey stated that the Planning and Zoning Commission recommend approval to Council, and staff also recommends approval. Godbey told Council that there are not currently any modular homes in R-1 zoned areas, and staff was not approached by any homeowners for this change. Godbey stated that the Planning and Zoning Commission asked staff to look at this code amendment. Godbey provided information on shipping container homes. Godbey told Council that the city doesn't regulate the aesthetics of homes. Council asked questions with Godbey responding. Mayor Giddens opened the public hearing for comments.

Scott Jones, 196 W. Shady Oak Dr., asked if the code should be updated to allow modular homes.

Sandy Karnes, 622 N. Maplewood Hills Rd., discussed her concerns with home values if modular homes are allowed.

Ron Sanders, 976 Glen Oaks Dr., asked questions about the comprehensive plan.

Rob Jones, 1408 N. Wicklow, asked about modular home standards.

With no further comments, the public hearing was closed. Council asked questions with Godbey responding. Mayor Giddens called for a motion to approve the council bill. Lucas made a motion to approve Council Bill #2025-36, with Ortiz seconding and Ortiz, Morris, Peterson, and Lucas voting aye on roll call vote. Graham voted nay on roll call vote. Council Bill #2025-36 was approved.

Resolutions (Public Hearing; Comments Limited to 5 Minutes; Council Vote Anticipated):

Resolution #2025-52 Consenting to the Mayor's Appointment of Several Members to the Board of Directors of the Public Building Corporation of the City of Nixa, Missouri. Coffey told Council the Public Building Corporation (PBC) is a nonprofit corporation that was created by the city to provide a way to finance projects like public buildings and infrastructure. Coffey said that the PBC has four (4) open seats due to three (3) of the seats with expired terms and one (1) seat where the person resigned their commission. Coffey stated that David Larsen and Kiri Horm agreed to be reappointed for another six (6) year term, Ron Sanders has agreed to a six (6) year term, and Barb Stillings has agreed to fill the remaining two (2) years of the seat that is vacant due to a resignation. Coffey said staff recommends approval. Mayor Giddens opened the public hearing for comments, with no comments made, the public hearing was closed. Mayor Giddens called for a motion to approve the resolution. Graham made a motion to approve Resolution #2025-52, with Morris seconding and all Council Members voting aye.

Mayor and Council Member Report:

Matt Crouse, Parks Director, told Council the Mayor's Tree Lighting will be on December 5th from 5:00 p.m. to 8:00 p.m. Crouse said that the Christmas Parade would be on December 7th, beginning at 2:00 p.m.

Liles said that city offices would be closed on November 26th and 27th for Thanksgiving. Liles stated that the next Council meeting would be on December 9th.

Coffey reminded Council that candidate filing for the April 2026 election would open on December 9th at 8:00 a.m. and close on December 30th at 5:00 p.m. Coffey said there are open seats in district 1, district 3, and the mayor.

Closed Session:

Peterson made a motion to adjourn to closed session pursuant to RSMO 610.021 (1), (2), (3), and (13) in which the Council will discuss legal actions, causes of action and confidential and privileged communications with their attorney, discuss the leasing, purchase, or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration, therefore, discuss the hiring, discipling, or promoting of particular employee and personal information about the employee is to be discussed; and individually identifiable personnel records, performance rating or records pertaining to the employee are to be discussed with Lucas seconding and Ortiz, Morris, Peterson, Graham, Vess, and Lucas voting aye on roll call vote.

Adjournment:

This meeting will be considered adjourned at the close of the closed session.

Mayor

City Clerk