

**CITY OF FENTON**  
**625 NEW SMIZER MILL ROAD, FENTON, MO 63026**  
**MINUTES OF THE BOARD OF ALDERMEN MEETING**  
**PUBLIC HEARING – BLOCK GRANT FUND**  
**THURSDAY, AUGUST 26, 2021**  
**6:45 P.M.**

Mayor Brasses stated in light of the current public health crisis, including specifically the high community transmission in St. Louis County, and related CDC health guidelines, the Board recognizes that it would be dangerous and impractical to have public indoor group gatherings and recognizes that some members of the public may not feel comfortable attending such in-person meetings. The Board also recognizes the need for the public’s business to be attended to in order to protect the public health, safety, and welfare. To balance both, and in accordance with Sec. 610.020, RSMo. and R-20-01, this meeting will not be open to in-person public attendance but rather accessible by the public in real time ONLY by a video/teleconference called “Zoom”.

**CALL TO ORDER**

Mayor Bob Brasses called the Board of Aldermen meeting to order at 6:45 p.m. via Zoom Videoconference (RSMO 610.015) and explained the reasons for conducting the meeting via videoconference, i.e., due to the recent State of Emergency (as specified in the notice above) on Thursday, August 26, 2021.

**PLEDGE OF ALLEGIANCE** - Mayor Brasses led the Pledge of Allegiance

**ROLL CALL**

City Clerk Jane Hungler called the roll:

Alderman Ralph Cruts - <i>Present</i>	Alderman Chris Clauss - <i>Present</i>
Alderman Kevin Yarbrough - <i>Present</i>	Alderman Robin Huels - <i>Present</i>
Alderman Brian Wisbrock - <i>Present</i>	Alderman Tom Heard - <i>Present</i>
Alderman Joe Maurath - <i>Present</i>	Alderman Susan Jokerst - <i>Present</i>

Eight Aldermen were present at the opening of the meeting all by video conference.

**CITY OFFICIALS PRESENT:**

Mayor Bob Brasses - *via video conference*  
City Attorney Erin Seele, Esq. - *via video conference*  
City Administrator Andrea N. Finkbiner - *via video conference*  
City Clerk Jane Hungler - *via video conference*  
St. Louis County Police Precinct Captain Kevin Lawson - *via video conference*

**MAYOR’S STATEMENT**

Nothing to report.

**CDBG FUNDS THROUGH THE HOME IMPROVEMENT PROGRAM**

Alderman Heard explained the U.S. Department of Housing and Urban Development (HUD) Community Development Block Grant (CDBG) program provides annual grants on a formula basis to entitled cities

and counties to develop viable urban communities by providing decent housing and a suitable living environment, and by expanding economic opportunities, principally for low- to moderate-income persons.

#### NATIONAL OBJECTIVES

All activities funded by the CDBG program must meet one of the following National Objectives:

1. Primarily benefit low- and moderate-income residents.
2. Eliminate slums and blight.
3. Alleviate urgent, serious, and critical community needs that are of recent origin.

#### ELIGIBLE ACTIVITIES

- Infrastructure & Public Facilities Improvements;
- Clearance Activities;
- Public Services;
- Rehabilitation & Preservation Activities - CDBG funds may be used to finance the rehabilitation of:
  - Privately owned buildings and improvements for residential purposes.
  - Low-income public housing and other publicly owned residential buildings and improvements.
  - Publicly or privately owned commercial or industrial buildings, except that the rehabilitation of such buildings owned by a private for-profit business is limited to improvements to the exterior of the building and the correction of code violations.
  - Nonprofit-owned nonresidential buildings and improvements.

CDBG funds are to be made available to qualified residents until September 1, 2022.

Alderman Maurath noted for the record that the CDBG program is administered by St. Louis County and Fenton is allocated around \$20,000 a year. The money is used for home improvement projects for those individuals that qualify and are selected by St. Louis County. After a certain time if the funds are not used, the funds can go for Americans with Disabilities Act (ADA) projects throughout the City.

City Administrator Nikki Finkbiner shared in October or November a supplemental agreement will be presented to the Board for consideration for the allocation of CDBG funds.

Alderman Heard inquired how much of the funds were awarded to residents each year and if there were unused funds. City Attorney Erin Seele replied in past the funds have been fully used.


#### PUBLIC COMMENTS

There were no public comments.

#### ADJOURNMENT

At 6:54 p.m. Alderman Heard made a motion to adjourn the Public Hearing. The motion was seconded by Alderman Maurath. Upon a vote being taken, it was announced that the motion was passed unanimously by the Board of Aldermen.

Respectfully submitted,



Jane Hungler  
City Clerk