

**CITY COUNCIL WORK SESSION  
OCTOBER 11, 2023  
6:00 P.M.**

The members of the Marshall City Council met for a Work Session at 6:00 p.m. on Wednesday, October 11, 2023, in the Council Chambers of the City Office Building, 214 N. Lafayette, Marshall, MO 65340, with the following members present: Mayor Vincent Lutterbie; Council Members John Allen, Charles Guthrey, Craig Thompson, Dan Brandt and Steve Cook; City Administrator JD Kehrman, City Counselor Josh Taylor and City Clerk Julie Lewis. Council Members Phil Perkins, Drew Green and Nathan Swisher excused absent.

Also present were Marshall Public Schools Superintendent Caleb Petet, Assistant Superintendent David Reinke, Board of Education President Bryon Jacques, Vice President Matt Smith and Member Amy Green.

MPS Superintendent Caleb Petet thanked the Mayor and Council for their time this evening and gave the Council Members a handout of the slide show presentation.

Mr. Petet presented a slide show detailing a land trade proposal between the City of Marshall and Marshall Public Schools. The slide show depicts City Land Tract A, City Land Tract B and the smoke stack site all located on the Hab Center property.

The City is currently obligated by contract to demolish the smoke stack at the Hab Center property. The School District would like to propose the City retain the land and the smoke stack comes down as soon as possible in order to accommodate construction that will begin in the spring. The District has no interest in the smoke stack site, the lake, the dam, the barn or the cemeteries.

The District owns Eastwood School located on Eastwood, which is approximately 7 acres of land, and is currently trying to obtain approximately 3 acres of land lying directly behind the school from the railroad. The property is zoned commercially.

Mr. Petet explained proposed upgrades and expansion that will be needed in the area of Slater Street near the Hab Center. It is anticipated that traffic will double in the area by fall of 2025 so plans are being made to accommodate traffic with .3 miles of 2 and 3 lanes on each side of the loop.

Council Members discussed the proposal.

Mayor Lutterbie indicated he would like to proceed and move toward a resolution and contract.

Council Member Cook spoke about alternate uses for the school building as opposed to being demolished.

Superintendent Petet said they are willing to have future discussions, however, there is urgency relating to construction and the School Board would like to reach an agreement with the Council before the end of the year.

In conclusion, the following proposal was presented:

School acquires approximate 3 acre railroad easement and demolishes Eastwood School building.

School conveys the property at Eastwood to the City cleared off to grade.

City conveys tracts A and B to school. Neither part assumes any risks on the site after purchase, in "as is" condition.

School releases City from obligation to widen streets and address and move street lights.

The City and School do not enter debate over obligations to repair damaged buildings.

School urges City to commit to an expedited tear down of the smoke stack.

The Hab Center site has become a draw for vandalism and vagrancy, it is unsafe and unsightly. The City Council and Board of Education have a chance to change that by working together to create a bright future.

Mayor Lutterbie thanked everyone for being here this evening.

The members of the Marshall City Council made no decisions during the work session.

The work session ended at 6:40 p.m.

Julie A. Lewis  
City Clerk