



CITY OF JACKSON

MAYOR & BOARD OF ALDERMEN REGULAR MEETING

Tuesday, February 17, 2026 at 6:00 PM

Board Chambers, City Hall, 101 Court St.

MINUTES

The Board of Aldermen met in the Regular Session with Mayor Dwain L. Hahs in the chair and the following Board Members present: Steve Stroder, Mike Seabaugh, Katy Liley, David Reiminger, Mark Unger, and Wanda Young. Present-6; Absent-2: Alderwoman Shana Williams, Alderman Eric Fraley.

The meeting is opened by Mayor Dwain L. Hahs with the Pledge of Allegiance and a Moment of Silent Prayer.

Mayor Dwain L. Hahs to recognize)
Guests and Visitors)

Now comes forth Mayor Dwain L. Hahs to welcome guests and visitors.

Motion to Adopt the Agenda)

Motion made by Alderwoman Liley, seconded by Alderman Unger, to adopt the agenda, as presented. Ayes-6; Nays-0; Absent-2.

Public Hearing to Consider a Special)
Use Permit for a Cabinet and Countertop)
Shop in a C-2 District at 3815 East)
Jackson Boulevard, as submitted by)
Adam and Nicole Liley)

Now comes forth a Public Hearing to consider a Special Use Permit for a Cabinet and Countertop Shop in a C-2 (General Commercial) District at 3815 East Jackson Boulevard, as submitted by Adam and Nicole Liley.

Now comes forth Building and Planning Manager Larry Miller to present, to the Board and public, Adam and Nicole Liley's intentions for the property.

All witnesses to be sworn in by City Clerk Angela Birk prior to their testimony at this public hearing.

No one speaks at the public hearing.

The Public Hearing is now closed by Mayor Hahs.

Public Hearing to Consider a Text)
Amendment to Chapter 65 (Zoning) of)
The Code of Ordinances regarding)
Home Occupations, as submitted by the)
City of Jackson, Missouri)

Now comes forth a Public Hearing to consider a Text Amendment to Chapter 65 (Zoning) of the Code of Ordinances regarding Home Occupations, as submitted by the City of Jackson, Missouri.

Now comes forth Building and Planning Manager Larry Miller to present, to the Board and public, the reason for the proposed amendment.

All witnesses to be sworn in by City Clerk Angela Birk prior to their testimony at this public hearing.

No one speaks at the public hearing.

The Public Hearing is now closed by Mayor Hahs.



CITY OF JACKSON

MAYOR & BOARD OF ALDERMEN REGULAR MEETING

Tuesday, February 17, 2026 at 6:00 PM

Board Chambers, City Hall, 101 Court St.

MINUTES

Motion to Approve the Minutes of the)
February 2, 2026, Regular Board)
Meeting)

Motion made by Alderman Unger, seconded by Alderwoman Young, to approve the minutes of the preceding Regular Board Meeting of Monday, February 2, 2026. Ayes-6; Nays-0; Absent-2.

Motion to Approve the City Collector's)
Electric, Water & Sewer, Taxes &)
Licenses, and Refuse Report for)
January, 2026)

Motion made by Alderwoman Young, seconded by Alderman Seabaugh, to approve the City Collector's Electric, Water & Sewer, Taxes & Licenses, and Refuse Report for January, 2026. Ayes-6; Nays-0; Absent-2.

CITY COLLECTOR'S REPORT FOR JANUARY 2026

| DESCRIPTION | ELECTRIC FUND | WATER FUND | WASTEWATER FUND | LANDFILL FUND | GEN. REV. FUND | TOTAL |
|---|---------------------|-------------------|-------------------|------------------|-----------------|---------------------|
| Service Charges (includes internal transfers) | 1,302,860.51 | 275,859.61 | 224,577.73 | 68,803.30 | - | 1,871,901.15 |
| Penalties | 7,663.30 | 2,122.53 | 1,584.53 | 444.93 | - | 11,815.29 |
| Sales Tax | 36,071.77 | 8,038.73 | - | - | - | 44,110.50 |
| Disconnect Fees | - | - | - | - | - | - |
| Returned Transaction Fees | 334.47 | - | - | - | - | 334.47 |
| Customer Relocation Fees | - | - | - | - | 150.00 | 150.00 |
| Trash Stickers | - | - | - | 2,037.00 | - | 2,037.00 |
| UTILITY COLLECTIONS | 1,346,930.05 | 286,020.87 | 226,162.26 | 71,085.23 | 150.00 | 1,930,348.41 |
| Adjustments - Penalties | - | - | - | - | - | - |
| Adjustments - Taxes | - | - | - | - | - | - |
| Adjustments - Service Fees | - | - | - | - | - | - |
| NET UTILITY COLLECTIONS | 1,346,930.05 | 286,020.87 | 226,162.26 | 71,085.23 | 150.00 | 1,930,348.41 |
| Business/Contractor Licenses | - | - | - | - | 3,427.50 | 3,427.50 |
| Event Fees/Misc Charges | - | - | - | - | - | - |
| NON-UTILITY COLLECTIONS | - | - | - | - | 3,427.50 | 3,427.50 |
| Misc. Adjustments | - | - | - | - | - | - |
| Interest on Collector's bank account | - | - | - | - | - | 1,534.93 |
| Cash in bank | - | - | - | - | - | 1,935,310.84 |
| Missouri Sales Tax payment | (36,071.77) | (8,038.73) | - | - | - | (44,110.50) |
| TO CITY TREASURER | | | | | \$ | 1,891,200.34 |

Respectfully Submitted,



City Collector



CITY OF JACKSON
MAYOR & BOARD OF ALDERMEN REGULAR MEETING
 Tuesday, February 17, 2026 at 6:00 PM
 Board Chambers, City Hall, 101 Court St.

MINUTES



CITY OF JACKSON
MAYOR & BOARD OF ALDERMEN REGULAR MEETING
Tuesday, February 17, 2026 at 6:00 PM
Board Chambers, City Hall, 101 Court St.

MINUTES

Motion to Approve the January, 2026)
 City Clerk's and Treasurer's Reports)

Motion made by Alderwoman Liley, seconded by Alderman Unger, to approve the City Clerk's and Treasurer's Reports for January, 2026. Ayes-6; Nays-0; Absent-2.

CITY TREASURER'S REPORT FOR JANUARY 2026

| FUND | FUND BALANCES 01-01-2026 | RECEIPTS | TRANSFER OF FUNDS | DISBURSEMENTS | FUND BALANCES 01-31-2026 | INVESTMENTS | CASH BALANCE 01-31-2026 |
|--------------------------------------|-----------------------------|---------------------|----------------------|---------------------|-----------------------------|----------------------|----------------------------|
| ELECTRIC FUNDS | | | | | | | |
| Operation & Maintenance | - | 1,345,720.58 | (231,160.57) | 1,114,560.01 | - | - | - |
| Electric Surplus Fund | 2,527,860.90 | - | 207,036.98 | 36,376.99 | 2,698,520.89 | 6,000.00 | 2,692,520.89 |
| Electric Capital Projects Fund | 4,668,957.70 | - | - | - | 4,668,957.70 | 3,905,000.00 | 793,957.70 |
| WATER & SEWER FUNDS | | | | | | | |
| Water Operation & Maint. | - | 298,409.92 | (222,898.24) | 75,511.68 | - | - | - |
| Water Revenue Bond Fund | 21,442.28 | - | 206,731.81 | - | 228,174.09 | - | 228,174.09 |
| Water & Sewer Deprec. Res. Fund | 30,000.00 | - | - | - | 30,000.00 | 30,000.00 | - |
| Water & Sewer Bond Reserve Fund | 50,000.00 | - | - | - | 50,000.00 | 50,000.00 | - |
| Water & Sewer Contingent Fund | 30,000.00 | - | - | - | 30,000.00 | 30,000.00 | - |
| Water & Sewer Surplus Fund | 14,134,279.52 | - | - | 77,680.74 | 14,056,598.78 | 11,608,000.00 | 2,448,598.78 |
| Water Replacement Fund | 840,782.50 | - | 3,510.08 | - | 844,292.58 | 765,000.00 | 79,292.58 |
| Water Capital Projects | 399,638.00 | - | - | - | 399,638.00 | - | 399,638.00 |
| Wastewater Operation & Maint. | - | 226,361.34 | (158,864.20) | 67,497.14 | - | - | - |
| Wastewater Replacement Fund | 1,072,308.62 | - | - | - | 1,072,308.62 | 761,000.00 | 311,308.62 |
| Wastewater Capital Projects | 262,966.91 | - | - | 156,320.10 | 106,646.81 | - | 106,646.81 |
| Wastewater Revenue Bond Fund | 7,841.60 | - | 148,468.33 | - | 156,309.93 | - | 156,309.93 |
| W & S Construction Fund | 2,330,114.97 | - | (275.00) | 105,473.58 | 2,224,366.39 | 1,960,000.00 | 274,366.39 |
| General Revenue Fund | 1,490,584.81 | 412,322.27 | (95,708.20) | 806,651.90 | 1,000,546.98 | 337,766.95 | 662,781.03 |
| Landfill Fund | 808,105.42 | 82,138.20 | (6,173.22) | 74,192.13 | 809,878.27 | 610,000.00 | 199,878.27 |
| Cemetery Fund | 1,090,295.91 | 65,922.55 | (5,388.73) | 14,910.48 | 1,135,919.25 | 662,000.00 | 483,919.25 |
| City Park Fund | 82,466.61 | 78,283.60 | (7,460.03) | 40,144.12 | 113,155.06 | - | 113,155.06 |
| Public Park Foundation Fund | 129,105.30 | 4,547.87 | - | 3,272.87 | 130,380.30 | 95,000.00 | 35,380.30 |
| Recreational Development Fund | 7,779.59 | 19,215.00 | 375,000.00 | 73,174.22 | 328,820.37 | - | 328,820.37 |
| Band Fund | 43,990.00 | 47,068.71 | - | 91,058.71 | - | - | - |
| ARPA Fund | 258,248.55 | - | - | 17,985.00 | 240,263.55 | 230,000.00 | 10,263.55 |
| Road Use Tax Fund | 958,161.43 | 78,579.60 | - | - | 1,036,741.03 | 772,038.18 | 264,702.85 |
| Stormwater Maintenance Fund | 331,412.58 | 284.75 | - | - | 331,697.33 | 209,000.00 | 122,697.33 |
| Trust and Agency Fund | 940,082.55 | 13,298.64 | 9,550.14 | 17,719.62 | 945,211.71 | 782,740.60 | 162,471.11 |
| Health Insurance Fund | 786,298.69 | 1,178.16 | 153,471.31 | 202,108.08 | 738,841.08 | 545,000.00 | 193,841.08 |
| Inmate Security Fund | 18,529.12 | 48.00 | - | - | 18,577.12 | - | 18,577.12 |
| Equitable Sharing Fund | 3,617.07 | - | - | - | 3,617.07 | - | 3,617.07 |
| Transportation Sales Tax Fund | 920,768.30 | 134,525.40 | - | - | 1,055,293.70 | 725,455.27 | 329,838.43 |
| Transportation Capital Projects Fund | 2,210,114.92 | - | - | - | 2,210,114.92 | - | 2,210,114.92 |
| Sales Tax Fund | 1,909,484.00 | 280,646.02 | (250,000.00) | 195,892.82 | 1,744,237.20 | 1,468,764.80 | 275,472.40 |
| Recreation Sales Tax Fund | 508,466.12 | 78,748.31 | (375,850.46) | 37,657.10 | 173,706.87 | 50,000.00 | 123,706.87 |
| Public Safety Sales Tax Fund | 1,000.00 | 124,024.31 | - | - | 125,024.31 | - | 125,024.31 |
| Fire Protection Sales Tax Fund | 3,333.00 | 62,020.05 | - | - | 65,353.05 | - | 65,353.05 |
| Capital Projects Construction Fund | 558,807.82 | 18,005.39 | 250,000.00 | 48,456.24 | 778,356.97 | 540,000.00 | 238,356.97 |
| Economic Dev. Reserve Fund | 1,016,433.47 | - | - | - | 1,016,433.47 | 850,000.00 | 166,433.47 |
| CDBG Grant Fund | 20,106.12 | - | - | - | 20,106.12 | - | 20,106.12 |
| I-55 Corridor Special Alloc. Fund | 3,372.59 | - | - | - | 3,372.59 | - | 3,372.59 |
| TOTALS | 40,508,756.97 | 3,371,348.67 | (0.00) | 3,256,643.53 | 40,621,462.11 | 26,972,764.80 | 13,648,697.31 |

Respectfully Submitted,

Angela Birk

Angela Birk, City Clerk/Treasurer

| | |
|------------------------|---------------|
| Cash on Hand | 1,475.00 |
| General Account | 11,752,404.90 |
| Collectors Account | 1,891,200.34 |
| Equitable Sharing Fund | 3,617.07 |

TOTAL 13,648,697.31



CITY OF JACKSON
MAYOR & BOARD OF ALDERMEN REGULAR MEETING
 Tuesday, February 17, 2026 at 6:00 PM
 Board Chambers, City Hall, 101 Court St.

MINUTES

CITY CLERK'S REPORT FOR THE MONTH OF JANUARY, 2026

| | |
|------------------------------------|------------|
| <u>ELECTRIC</u> | 31,402.05 |
| <u>WATER</u> | 3,180.00 |
| <u>WASTEWATER</u> | 0.00 |
| <u>GENERAL REVENUE</u> | 39,443.30 |
| <u>LANDFILL</u> | 693.44 |
| <u>CEMETERY</u> | 8,300.00 |
| <u>PARK</u> | 1,822.50 |
| <u>PARK FOUNDATION</u> | 4,547.87 |
| <u>RECREATIONAL DEVELOPMENT</u> | 19,215.00 |
| <u>STORMWATER MAINTENANCE FUND</u> | 116.56 |
| <u>TRUST & AGENCY</u> | 0.00 |
| <u>HEALTH INSURANCE FUND</u> | 1,019.76 |
| <u>INMATE SECURITY FUND</u> | 0.00 |
| <u>TRANSPORTATION SALES TAX</u> | 1,327.50 |
| <u>RECREATIONAL SALES TAX FUND</u> | 16,728.25 |
| <u>REPORT TOTAL</u> | 127,796.23 |

Water & Light Deposit Accounts
 JANUARY, 2026

| | |
|------------------------------------|--------------------|
| Beginning Balance January 1, 2026: | \$292,557.21 |
| TOTAL DEPOSITS | \$11,472.65 |
| TOTAL REFUNDS | \$2,691.47 |
| Ending Balance January 31, 2026: | \$301,338.39 |

| | |
|----------------------------------|--------------|
| Balance Consists of : | |
| Checking Account for USBank/FSCB | \$91,304.83 |
| Investments | \$210,000.00 |
| | \$301,304.83 |

Ordinance No. 26-16 Re: To Authorize)
 the Mayor to sign a Depository)
 Agreement with Bank of Missouri)

The matter of authorizing the Mayor to sign a depository agreement with Bank of Missouri, came on for consideration. Alderman Reiminger introduced Bill No. 26-16, being for an ordinance entitled as follows:

A BILL TO ENACT AN ORDINANCE TO AUTHORIZE SELECTION OF DEPOSITORY FOR DEMAND DEPOSITS OF CITY FUNDS; AND TO



CITY OF JACKSON

MAYOR & BOARD OF ALDERMEN REGULAR MEETING

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AUTHORIZE THE SELECTION OF DEPOSITORIES FOR THE INVESTMENT OF IDLE CITY FUNDS; AND TO AUTHORIZE THE MAYOR TO SIGN A DEPOSITORY AGREEMENT WITH DEPOSITORY.

On a motion made by Alderman Reiminger, seconded by Alderman Stroder, Bill No. 26-16 was placed on its first reading and was read by title, considered and discussed and was duly passed. On a motion by Alderman Reiminger, seconded by Alderman Stroder, Bill No. 26-16 was placed on its second reading and final passage and was read by title, considered discussed, and was duly passed. The Mayor thereupon declared said Bill duly passed and the Bill was then duly numbered Ordinance No. 26-16 and was signed and approved by Mayor Dwain L. Hahs and attested by the City Clerk. On roll call: Alderwoman Liley-aye; Alderman Fraley- absent; Alderman Stroder-aye; Alderman Unger-aye; Alderman Reiminger-aye; Alderman Seabaugh-aye; Alderwoman Young- aye; and Alderwoman Williams- absent.

BILL NO. 26-16

ORDINANCE NO. 26-16

A BILL TO ENACT AN ORDINANCE TO AUTHORIZE SELECTION OF DEPOSITORIES FOR DEMAND DEPOSITS OF CITY FUNDS; AND TO AUTHORIZE THE SELECTION OF DEPOSITORIES FOR THE INVESTMENT OF IDLE CITY FUNDS; AND TO AUTHORIZE THE MAYOR TO SIGN A DEPOSITORY AGREEMENT WITH DEPOSITORY.

WHEREAS, the City of Jackson, desires to enter into a depository agreement with **Bank of Missouri** for the deposit of Demand Deposits or checking account funds; and

WHEREAS, the City of Jackson, desires to enter into a depository agreement with said bank regarding the investment of idle City Funds.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF JACKSON, MISSOURI, AS FOLLOW:

1. That the Mayor is hereby, authorized and directed to sign a depository agreement with **Bank of Missouri**. Said agreement is attached hereto and incorporated herein by reference.
2. That said depository agreement shall have a one-year term under a depository agreement as required by state statute.
3. That said bank shall be depository for all demand deposits of checking account funds of the City in an unlimited amount subject only to the deposit of securities as required by; Sections 110.010 and 110.020, RSMo.
4. That said bank shall be authorized to hold idle investment funds of the City, subject to the required deposit of securities as required by Section 110.010 and 110.020, RSMo.
5. The Treasurer of the City shall, whenever the City accumulates idle funds, invest said funds in time certificates of deposits, based upon the highest sealed bids received from the designated depository. All of such investment funds shall be in One Hundred Thousand Dollars



CITY OF JACKSON

MAYOR & BOARD OF ALDERMEN REGULAR MEETING

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(\$100,000.00) or more increments. The Treasurer shall notify the depository of available money for bid by phone, electronic transmission or United States Mail.

6. This ordinance shall take effect and be in force from and after its passage and approval and shall repeal all ordinances or parts thereof in conflict herewith.

FIRST READING: February 17, 2026.

SECOND READING: February 17, 2026.

PASSED AND APPROVED this 17th day of February, 2026, by a vote of 6 ayes, 0 nays, 0 abstentions and 2 absent.

CITY OF JACKSON, MISSOURI

(SEAL)

By: Dwain L. Hahs (signed)
Mayor

ATTEST:

Angela Birk (signed)
City Clerk

Ordinance No. 26-17 Re: To Approve)
The abandonment of a Water Line)
Easement at 1846 East Jackson)
Boulevard, relative to the Water System)
Facility Plan Implementation Project -)
Phase 2, Project 2E)

The matter of approving the abandonment of a Water Line Easement at 1846 East Jackson Boulevard, relative to the Water System Facility Plan Implementation Project – Phase 2, Project 2E, came on for consideration. Alderman Reiminger introduced Bill No. 26-17, being for an ordinance entitled as follows:

AN ORDINANCE ABANDONING AND VACATING A CERTAIN WATER LINE EASEMENT DEEDED TO THE CITY OF JACKSON, MISSOURI, AND AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE A QUIT CLAIM DEED RELEASING SAID EASEMENT.

On a motion made by Alderman Reiminger, seconded by Alderman Seabaugh, Bill No. 26-17 was placed on its first reading and was read by title, considered and discussed and was duly passed. On a motion by Alderman Reiminger, seconded by Alderman Seabaugh, Bill No. 26-17 was placed on its second reading and final passage and was read by title, considered discussed, and was duly passed. The Mayor thereupon declared said Bill duly passed, and the Bill was then duly numbered Ordinance No. 26-17 and was signed and approved by Mayor Dwain L. Hahs and attested by the City Clerk. On roll call: Alderman Reiminger-aye; Alderman Fraley-absent; Alderman Seabaugh-aye; Alderwoman Williams-absent; Alderwoman Young-aye; Alderman Unger-aye; Alderwoman Liley-aye; and Alderman Stroder-aye.

BILL NO. 26-17

ORDINANCE NO. 26-17

AN ORDINANCE ABANDONING AND VACATING A CERTAIN WATER LINE EASEMENT DEEDED TO THE CITY OF JACKSON, MISSOURI, AND AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE A QUIT CLAIM



CITY OF JACKSON
MAYOR & BOARD OF ALDERMEN REGULAR MEETING
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Board Chambers, City Hall, 101 Court St.

MINUTES

DEED RELEASING SAID EASEMENT.

WHEREAS, by a Water Line Easement Deed dated July 12, 2023, and accepted by the City of Jackson, Missouri, pursuant to Ordinance No. 23-55, the Jackson Chamber of Commerce, a Missouri Nonprofit Corporation, granted to the City of Jackson, Missouri, a permanent water line easement and temporary construction easements over, upon, across, under, in, and through certain real property situated in the City of Jackson, County of Cape Girardeau, State of Missouri, more particularly described in that Water Line Easement Deed attached hereto and made a part hereof as Exhibit A.

WHEREAS, subsequent to the acceptance of said easement, a sign was installed within the easement area, rendering the original easement unusable for its intended purpose of installing a water line; and

WHEREAS, the Jackson Chamber of Commerce has provided a revised replacement water line easement deed to accommodate the sign installation; and

WHEREAS, the City of Jackson, Missouri, has determined that the original easement is no longer necessary or useful for public purposes and that abandoning and vacating said easement is in the best interest of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF JACKSON, MISSOURI, AS FOLLOWS:

Section 1. That the water line easement described above, as granted by the Water Line Easement Deed dated July 12, 2023, and accepted by Ordinance No. 23-55, is hereby abandoned and vacated, and all rights, title, and interest of the City of Jackson, Missouri, in and to said easement are hereby released to the Jackson Chamber of Commerce.

Section 2. That the Mayor and City Clerk of the City of Jackson, Missouri, are hereby authorized and directed to execute a Quit Claim Deed or other appropriate instrument releasing the City's interest in said easement, and to do all acts and execute all instruments necessary to effectuate this abandonment. A copy of the Quit Claim Deed is attached hereto and made a part hereof as Exhibit B.

Section 3. The City Clerk of the City of Jackson, Missouri, is hereby directed to file a copy of said Quit Claim Deed with the Recorder of Deeds, Cape Girardeau County, Missouri.



CITY OF JACKSON
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MINUTES

Section 4. This ordinance shall take effect and be in force from and after its passage and approval.

Section 5. All ordinances or parts of ordinances in conflict with the provisions of the ordinances are hereby repealed to the extent of such conflict.

FIRST READING: February 17, 2026.

SECOND READING: February 17, 2026.

PASSED AND APPROVED this 17th day of February, 2026, by a vote of 6 ayes, 0 nays, 0 abstentions and 2 absent.

CITY OF JACKSON, MISSOURI

(SEAL)

By: Dwain L. Hahs (signed)
Mayor

ATTEST:

Angela Birk (signed)
City Clerk

Ordinance No. 26-18 Re: To Accept the)
Dedication of a Water Line Easement)
Deed from the Jackson Chamber of)
Commerce, located at 1846 East)
Jackson Boulevard, relative to the Water)
System Facility Plan Implementation)
Project - Phase 2, Project 2E)

The matter of accepting the dedication of a Water Line Easement Deed from the Jackson Chamber of Commerce, located at 1846 East Jackson Boulevard, relative to the Water System Facility Plan Implementation Project – Phase 2, Project 2E, came on for consideration. Alderman Reiminger introduced Bill No. 26-18, being for an ordinance entitled as follows:

AN ORDINANCE AUTHORIZING THE MAYOR AND THE CITY CLERK TO ATTEST TO THE CITY'S ACCEPTANCE OF CERTAIN PROPERTY DEEDED TO THE CITY, WHICH SAID PROPERTY IS PARTICULARLY SET FORTH IN THE ATTACHED REVISED WATER LINE EASEMENT DEED.

On a motion made by Alderman Reiminger, seconded by Alderman Stroder, Bill No. 26-18 was placed on its first reading and was read by title, considered and discussed and was duly passed. On a motion by Alderman Reiminger, seconded by Alderman Stroder, Bill No. 26-18 was placed on its second reading and final passage and was read by title, considered discussed, and was duly passed. The Mayor thereupon declared said Bill duly passed, and the Bill was then duly numbered Ordinance No. 26-18 and was signed and approved by Mayor Dwain L. Hahs and attested by the City Clerk. On roll call: Alderman Seabaugh-aye; Alderman Reiminger-aye; Alderman Fraley-absent; Alderwoman Williams-absent; Alderwoman Young-aye; Alderman Unger-aye; Alderwoman Liley-aye; and Alderman Stroder-aye.

BILL NO. 26-18

ORDINANCE NO. 26-18

AN ORDINANCE AUTHORIZING THE MAYOR AND THE CITY CLERK TO ATTEST TO THE CITY'S ACCEPTANCE OF CERTAIN PROPERTY DEEDED TO



CITY OF JACKSON

MAYOR & BOARD OF ALDERMEN REGULAR MEETING

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MINUTES

THE CITY, WHICH SAID PROPERTY IS PARTICULARLY SET FORTH IN THE ATTACHED REVISED WATER LINE EASEMENT DEED.

WHEREAS, the Jackson Chamber of Commerce, of the County of Cape Girardeau, State of Missouri, deeded to the City of Jackson, Missouri, the property described in the Water Line Easement Deed, attached hereto and made a part hereof as Exhibit A.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF JACKSON, MISSOURI, AS FOLLOWS:

Section 1. That the Mayor and Board of Aldermen of the City of Jackson, Missouri, do hereby accept the Deed which is attached hereto, subject to all of the terms and conditions therein expressed.

Section 2. That the Mayor and City Clerk of the City of Jackson, Missouri, are hereby authorized to do all acts and execute all instruments appropriate and necessary to accept said Deed.

Section 3. The City Clerk of the City of Jackson, Missouri, is hereby directed to file a copy of said Deed with the Recorder of Deeds, Cape Girardeau County, Missouri.

Section 4. This ordinance shall take effect and be in force from and after its passage and approval.

Section 5. All ordinances or parts of ordinances in conflict with the provisions of the ordinances are hereby repealed to the extent of such conflict.

FIRST READING: February 17, 2026.

SECOND READING: February 17, 2026.

PASSED AND APPROVED this 17th day of February, 2026, by a vote of 6 ayes, 0 nays, 0 abstentions and 2 absent.

CITY OF JACKSON, MISSOURI

(SEAL)

By: Dwain L. Hahs (signed)
Mayor

ATTEST:

Angela Birk (signed)
City Clerk

Motion to set a Public Hearing for)
Monday, March 16, 2026, to consider)
A proposed text amendment to Chapter)



CITY OF JACKSON

MAYOR & BOARD OF ALDERMEN REGULAR MEETING

Tuesday, February 17, 2026 at 6:00 PM

Board Chambers, City Hall, 101 Court St.

MINUTES

65 (Zoning) of the Code of Ordinances,)
Relative to the transfer of Special Use)
Permits, as submitted by the City of)
Jackson, Missouri)

Motion made by Alderwoman Liley, seconded by Alderman Unger, to set a public hearing for Monday, March 16, 2026, at 6:00 p.m., to consider a proposed text amendment to Chapter 65 (Zoning) of the Code of Ordinances, relative to the transfer of Special Use Permits, as submitted by the City of Jackson, Missouri. Ayes-6; Nays-0; Absent-2.

Resolution No. 2026-01 a Resolution to)
Support the City's Wastewater)
Treatment Plant Industrial Pretreatment)
Program and accepting the)
Re-evaluation of the Local Limits Study)
Conducted by Drop Collaborative)

Motion made by Alderwoman Liley, seconded by Alderwoman Young, to support the City's Wastewater Treatment Plant Industrial Pretreatment Program and accepting the Re-evaluation of the Local Limits Study conducted by Drop Collaborative. Ayes-6; Nays-0; Absent-2.

RESOLUTION NO. 2026-01

RESOLUTION

A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF JACKSON TO UPDATE THE CITY SEWER USE ORDINANCES TO REFLECT EXISTING PRETREATMENT PROGRAM REQUIREMENTS ISSUED BY THE MISSOURI DEPARTMENT OF NATURAL RESOURCES.

WHEREAS, The City of Jackson reviewed the proposed modifications to the Pretreatment Program; and

WHEREAS, the City of Jackson will issue a Public Notice of the proposed modifications including the incorporation of any comments from Missouri Department of Natural Resources to the Pretreatment Program; and

WHEREAS, the City of Jackson will ensure compliance with Pretreatment Standards and Requirements and will follow its Enforcement Response Plan in the event of non-compliance by Industrial Users.

WHEREAS, the City of Jackson will provide continued support, supervision and funding of the City's Pretreatment Program pursuant to 403.9(b)(2).

WHEREAS, the Pretreatment Program modifications made herein do not affect the City's authority or ability to adequately carry out the program requirements described in §403.8. This statement is made as required by §403.9(b)(1).



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NOW, THEREFORE, BE IT RESOLVED, by the Board of Aldermen of the City of Jackson, Missouri is hereby authorized to submit the proposed Pretreatment Program modifications to the Missouri Department of Natural Resources.

PASSED AND APPROVED this 17th day of February, 2026, by a vote of 6 ayes, 0 nays, 0 abstentions and 2 absent.

CITY OF JACKSON, MISSOURI

(SEAL)

By: Dwain L. Hahs (signed)
Mayor

ATTEST:

Angela Birk (signed)
City Clerk

Ordinance No. 26-19 Re: To Approve)
A Memorandum of Understanding with)
Brian Strickland and Altenthal-Joerns)
American Legion Post 158, of Jackson,)
Missouri, relative to an Eagle Scout)
Project at the City Cemetery)

The matter of approving a Memorandum of Understanding with Brian Strickland and Altenthal-Joerns American Legion Post 158, of Jackson, Missouri, relative to an Eagle Scout Project at the City Cemetery, came on for consideration. Alderwoman Liley introduced Bill No. 26-19, being for an ordinance entitled as follows:

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF JACKSON, MISSOURI, TO EXECUTE A MEMORANDUM OF UNDERSTANDING BY AND BETWEEN THE CITY OF JACKSON, MISSOURI, AND BRIAN STRICKLAND AND ALTENTHAL-JOERNS AMERICAN LEGION POST 158, RELATIVE TO AN EAGLE SCOUT PROJECT AT THE CITY CEMETERY; FURTHER SAID ORDINANCE SHALL AUTHORIZE AND DIRECT THE CITY CLERK TO ATTEST THE SIGNATURE OF THE MAYOR.

On a motion made by Alderwoman Liley, seconded by Alderman Unger, Bill No. 26-19 was placed on its first reading and was read by title, considered and discussed and was duly passed. On a motion by Alderwoman Liley, seconded by Alderman Unger, Bill No. 26-19 was placed on its second reading and final passage and was read by title, considered discussed, and was duly passed. The Mayor thereupon declared said Bill duly passed and the Bill was then duly numbered Ordinance No. 26-19 and was signed and approved by Mayor Dwain L. Hahs and attested by the City Clerk. On roll call: Alderman Stroder-aye; Alderman Seabaugh-aye; Alderman Fraley-absent; Alderwoman Young-aye; Alderwoman Liley-aye; Alderman Unger-aye; Alderman Reiminger-aye; and Alderwoman Williams-absent.

BILL NO. 26-19

ORDINANCE NO. 26-19

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF JACKSON, MISSOURI, TO EXECUTE A MEMORANDUM OF UNDERSTANDING BY AND BETWEEN THE CITY OF JACKSON, MISSOURI, AND BRIAN STRICKLAND AND ALTENTHAL-JOERNS AMERICAN LEGION POST 158, RELATIVE TO AN EAGLE SCOUT PROJECT AT THE CITY CEMETERY; FURTHER SAID



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ORDINANCE SHALL AUTHORIZE AND DIRECT THE CITY CLERK TO ATTEST THE SIGNATURE OF THE MAYOR.

WHEREAS, the Mayor and Board of Aldermen have been presented an agreement attached hereto and incorporated herein as if fully set forth; and

WHEREAS, the Mayor and Board of Aldermen of the City of Jackson, Missouri, deem it advisable to enter into said agreement.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF JACKSON, MISSOURI, AS FOLLOW:

Section 1. That the Mayor and Board of Aldermen of the City of Jackson, Missouri, approve the agreement attached hereto and incorporated herein as if fully set forth between the City of Jackson, a municipal corporation, and **Brian Strickland and Altenthal-Joerns American Legion Post 158**. It is the belief of the Mayor and Board of Aldermen that it is in the best interest of the citizens of the City of Jackson, Missouri, that the City enters into said agreement.

Section 2. That the Mayor is hereby authorized and directed to execute said agreement for and on behalf of the City of Jackson, Missouri.

Section 3. That the City Clerk of the City of Jackson is hereby authorized and directed to attest to the signature of the Mayor on the attached agreement.

Section 4. If any section, subsection, sentence, clause, phrase or portion of this Ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions hereof.

Section 5. That this Ordinance shall take effect and be in force from and after its passage and approval.

FIRST READING: February 17, 2026.

SECOND READING: February 17, 2026.

PASSED AND APPROVED this 17th day of February, 2026, by a vote of 6 ayes, 0 nays, 0 abstentions and 2 absent.

(SEAL)

ATTEST:

CITY OF JACKSON, MISSOURI

By: Dwain L. Hahs (signed)
Mayor



CITY OF JACKSON

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Angela Birk (signed)
City Clerk

Ordinance No. 26-20 Re: To Approve)
a Special Use Permit for a Cabinet and)
Countertop shop in a C-2 District, at)
3815 East Jackson Boulevard, as)
submitted by Adam and Nicole Liley)

The matter of approving a Special Use Permit for a Cabinet and Countertop Shop in a C-2 (General Commercial) District at 3815 East Jackson Boulevard, as submitted by Adam and Nicole Liley, came on for consideration. Alderwoman Liley introduced Bill No. 26-20, being for an ordinance entitled as follows:

AN ORDINANCE APPROVING THE PROPOSED REZONING FOR A SPECIAL USE PERMIT FOR CERTAIN PROPERTY IN THE CITY OF JACKSON, MISSOURI, DESCRIBED IN EXHIBIT A; SETTING FORTH THE AREA FOR SPECIAL USE AND THE CONDITIONS OF SPECIAL USE; ALL IN ACCORDANCE WITH THE CODE OF ORDINANCES OF THE CITY OF JACKSON, MISSOURI.

On a motion made by Alderwoman Liley, seconded by Alderwoman Young, Bill No. 26-20 was placed on its first reading and was read by title, considered and discussed and was duly passed. On a motion by Alderwoman Liley, seconded by Alderwoman Young, Bill No. 26-20 was placed on its second reading and final passage and was read by title, considered discussed, and was duly passed. The Mayor thereupon declared said Bill duly passed and the Bill was then duly numbered Ordinance No. 26-20 and was signed and approved by Mayor Dwain L. Hahs and attested by the City Clerk. On roll call: Alderwoman Young-aye; Alderman Stroder-aye; Alderman Seabaugh-aye; Alderman Fraley-absent; Alderwoman Liley-abstain; Alderman Unger-aye; Alderman Reiminger-aye; and Alderwoman Williams-absent.

BILL NO. 26-20

ORDINANCE NO. 26-20

AN ORDINANCE APPROVING THE PROPOSED REZONING FOR A SPECIAL USE PERMIT FOR CERTAIN PROPERTY IN THE CITY OF JACKSON, MISSOURI, DESCRIBED IN EXHIBIT A; SETTING FORTH THE AREA FOR SPECIAL USE AND THE CONDITIONS OF SPECIAL USE; ALL IN ACCORDANCE WITH THE CODE OF ORDINANCES OF THE CITY OF JACKSON, MISSOURI.

WHEREAS, the City Board and the Planning and Zoning Commission have considered a proposed special use permit for property described as Lot 2 of Blues Highway Center Subdivision, and addressed as 3815 East Jackson Boulevard, Jackson, Missouri, as set out in Exhibit A which is attached hereto and incorporated herein by reference; and,

WHEREAS, a public hearing was held on said special use permit in accordance with Chapter 65 of the Code of Ordinances of the City of Jackson, Missouri; and,



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WHEREAS, a special use permit for a countertop and cabinet business in a C-2 General Commercial District may be granted by virtue of Chapter 65 of the Code of Ordinances of the City of Jackson, Missouri; and,

WHEREAS, after duly considering the recommendations of the City Planning and Zoning Commission and other input received at the required public hearing, the Board of Aldermen of the City of Jackson, Missouri, has decided it is in the best interests of the citizens of the City of Jackson, Missouri, to grant a special use for said property.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF JACKSON, MISSOURI, AS FOLLOWS:

Section 1. That an application for a special use permit, which said application is marked Exhibit A and attached hereto, is hereby approved, and a special use permit is hereby issued to Adam Liley and Nicole Liley, Applicants.

Section 2. That the property set forth in Exhibit A is hereby granted a special use permit for a countertop and cabinet business in a C-2 General Commercial District.

Section 3. That included in Exhibit A are the formal findings and conclusions of the Board of Aldermen.

Section 4. That the City Clerk of the City of Jackson, Missouri, shall and is hereby directed to indicate on the "Official Zoning District Map" of the City of Jackson, Missouri, the above special use permit and the date of issuance thereof and to certify same and to keep said map on file in the office of the City Clerk and a copy displayed in City Hall, City of Jackson, Missouri; and that said City Clerk is further directed to indicate on said "Official Zoning District Map" the existence of special conditions on the use of the aforesaid property.

Section 5. Violation of the code of ordinances may result in revocation of the special use permit and prosecution under the zoning ordinances.

Section 6. This special use permit is classified by the Board of Aldermen as authorizing a specific type of use or activity on the property, is issued to the applicants, and shall not be assigned or otherwise transferred by said applicants pursuant to Sec. 65-24. The special use granted herein shall terminate upon transfer of the property to a new owner unless the new owner wishes to continue the same special use under the same conditions. Any proposed change, expansion or



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alteration of the special use shall require the submission of a new special use permit application. The Board of Aldermen shall review the application to determine whether to grant a new special use permit under the standards of Section 65-24.

Section 7. If construction is required for the special use granted hereunder, this special use permit shall expire in the event construction does not commence within six months of the date of issuance of this special use permit and is not completed within two years of the issuance of this permit.

Section 8. If any section, subsection, sentence, clause, phrase or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions hereof.

Section 9. That this ordinance shall take effect and be in force from and after its passage and approval.

Section 10. All ordinances or parts of ordinances in conflict with the provisions of the ordinances are hereby repealed to the extent of such conflict.

FIRST READING: February 17, 2026.

SECOND READING: February 17, 2026.

PASSED AND APPROVED this 17th day of February, 2026, by a vote of 5 ayes, 0 nays, 1 abstentions and 2 absent.

CITY OF JACKSON, MISSOURI

(SEAL)

By: Dwain L. Hahs (signed)
Mayor

ATTEST:

Angela Birk (signed)
City Clerk

Ordinance No. 26-21 Re: To Approve a)
Text Amendment to Chapter 65 (Zoning))
Of the Code of Ordinances, relative to)
Home Occupations, as submitted by the)
City of Jackson, Missouri)

The matter of approving a text amendment to Chapter 65 (Zoning) of the Code of Ordinances, relative to Home Occupations, as submitted by the City of Jackson, Missouri, came on for consideration. Alderwoman Liley introduced Bill No. 26-21, being for an ordinance entitled as follows:



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AN ORDINANCE AMENDING CHAPTER 65 OF THE CODE OF ORDINANCES OF THE CITY OF JACKSON, MISSOURI, RELATIVE TO HOME OCCUPATIONS; AND REPEALING ALL ORDINANCES IN CONFLICT THEREWITH.

On a motion made by Alderwoman Liley, seconded by Alderwoman Young, Bill No. 26-21 was placed on its first reading and was read by title, considered and discussed and was duly passed. On a motion by Alderwoman Liley, seconded by Alderwoman Young, Bill No. 26-21 was placed on its second reading and final passage and was read by title, considered discussed, and was duly passed. The Mayor thereupon declared said Bill duly passed and the Bill was then duly numbered Ordinance No. 26-21 and was signed and approved by Mayor Dwain L. Hahs and attested by the City Clerk. On roll call: Alderman Unger-aye; Alderwoman Young-aye; Alderman Stroder-aye; Alderman Seabaugh-aye; Alderman Fraley-absent; Alderwoman Liley-aye; Alderman Reiminger-aye; and Alderwoman Williams-absent.

BILL NO. 26-21

ORDINANCE NO. 26-21

AN ORDINANCE AMENDING CHAPTER 65 OF THE CODE OF ORDINANCES OF THE CITY OF JACKSON, MISSOURI, RELATIVE TO HOME OCCUPATIONS; AND REPEALING ALL ORDINANCES IN CONFLICT THEREWITH.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF JACKSON, MISSOURI, AS FOLLOWS:

Section 1. That Chapter 65, Article I, Section 65-2, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended by deleting from this section the definition for "Home occupation" including subparts (1) through (7).

Section 2. That Chapter 65, Article I, Section 65-4, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended by deleting from this section subsection (1), v, including subparts 1 through 8.

****** Note to Codifier: Please re-letter the subsections with the deletion of subsection v and its subparts.**

Section 3. That Chapter 65, Article I, Section 65-5, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended by deleting from this section subsection (1), b, including subparts 1 through 9.

****** Note to Codifier: Please re-letter the subsections with the deletion of subsection b and its subparts.**

Section 4. That Chapter 65, Article I, Section 65-6, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended by deleting from this section subsection (1), c, including subparts 1 through 9.



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****** Note to Codifier: Please re-letter the subsections with the deletion of subsection c and its subparts.**

Section 5. That Chapter 65, Article I, Section 65-7, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended by deleting from this section subsection (1), e, including subparts 1 through 9.

****** Note to Codifier: Please re-letter the subsections with the deletion of subsection e and its subparts.**

Section 6. That Chapter 65, Article I, Section 65-8, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended by deleting from this section subsection (1), i, including subparts 1 through 9.

****** Note to Codifier: Please re-letter the subsections with the deletion of subsection i and its subparts.**

Section 7. That Chapter 65, Article I, Section 65-9, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended as follows by deleting from this section subsection (1), d, including subparts 1 through 9.

****** Note to Codifier: Please re-letter the subsection with the deletion of subsection d and its subparts.**

Section 8. That Chapter 65, Article I, Section 65-10, of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended by deleting from this section subsection (1), e, including subparts 1 through 9.

****** Note to Codifier: Please re-letter the subsections with the deletion of subsection e and its subparts.**

Section 9. That Chapter 65 of the Code of Ordinances of the City of Jackson, Missouri, is hereby amended to add Article III. – HOME OCCUPATIONS, as follows:

“Sec. 65-75 – General Provisions.

A. Purpose. The City recognizes the need to balance its residents' autonomy to use their homes for work with the expectations of neighboring residents that the City will protect the property values in and maintain the integrity of the residential districts in which they live and have invested. These regulations allow and regulate



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in equitable fashion the customarily accepted non-residential types of activity carried on in the residential districts of the City. As such, for Home-Based Businesses and Home-Based Work undertaken on any lot zoned or used for dwelling purposes located in R-1, R-2, R-3, R-4, and MH-1, the following requirements are enacted to protect the public health and safety, which include all regulations related to fire and building codes, health and sanitation, transportation, parking, or traffic control, solid or hazardous waste, pollution, lighting control and noise control; control overcrowding; preserve the residential character of and property values in residential districts; ensure that the business activity is compliant with city, state, and federal law; and confirm that the business is paying applicable taxes.

B. Definitions:

1. DWELLING. Any building or portion thereof which is designed and used exclusively for residential purposes.
2. GOODS OR SERVICES. Any merchandise, equipment, products, supplies, materials or any labor performed in the interest or under the direction of others; specifically, the performance of some useful act or series of acts for the benefit of another, usually for a fee. Goods or services does not include real property or any interests therein.
3. HOME-BASED BUSINESS. Any business operated in a dwelling that manufactures, provides, or sells goods or services and that is owned and operated by the owner or tenant of the dwelling.
4. HOME-BASED WORK. Any lawful occupation performed by a resident within a dwelling or accessory structure, which is clearly incidental and secondary to the use of the dwelling and does not change the residential character of the dwelling or adversely affect the character of the surrounding neighborhood.
5. HOME OCCUPATION. A No Impact Home-Based Business.
6. NO IMPACT HOME-BASED BUSINESS. Any Home-Based Business or Home- Based Work where:



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- a. The total number of employees and clients on-site at one time does not exceed the occupancy limit for the dwelling; and
 - b. The activities of the business:
 - (i) Are limited to the sale of lawful goods and services;
 - (ii) May involve having more than one client on the property at one time;
 - (iii) Do not cause a substantial increase in traffic through the residential area;
 - (iv) Do not violate the parking requirements for residential districts;
 - (v) Occur inside the dwelling or in the yard of the dwelling;
 - (vi) Are not visible from the street; and
 - (vii) Do not violate the narrowly tailored regulations in Subsection C, below.
 7. NONCOMPLIANT HOME-BASED BUSINESS. Any Home-Based Business or Home-Based Work that is not a No Impact Home-Based Business.
 8. RESIDENT. Any person who occupies a dwelling for living and sleeping purposes on a permanent basis in the City of Jackson.
 9. RESIDENTIAL PURPOSES. Use as a dwelling for living and sleeping.
 10. RESIDENTIAL DISTRICTS. Districts zoned R-1, R-2, R-3 and R-4.
- C. Regulations to Safeguard the Residential Character of the Dwelling and Surrounding Neighborhood.* To preserve the residential character of the residential building and protect against adverse effects on the character of the surrounding neighborhood, a Home Occupation may operate on a lot used for dwelling purposes provided the Home Occupation:
1. Is (a) clearly incidental and secondary to the primary residential use of the dwelling or lot; and (b) does not occupy more than forty-nine percent (49%) of the floor area of the dwelling; and
 2. Does not change the residential character of the dwelling by altering or modifying the exterior of the dwelling so as to indicate the presence of a home-



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based business or home-based work, including signage not in compliance with the City's regulations on signs; and

3. Is operated such that the total number of employees and clients on-site at one time does not exceed the occupancy limit for the dwelling; and
4. Pays all applicable taxes and otherwise operates in compliance with applicable city, state, and federal law; and
5. Is operated by a resident or residents of the dwelling; and
6. Has no storage of hazardous materials, toxic substances, or hazardous wastes of a nature or extent than normally used for purely domestic or household purpose; and
7. Does not adversely affect the character of the surrounding neighborhood by allowing or causing, for example: a steady or concentrated visitation of clients to the dwelling; a substantial increase in traffic or on-street parking through the residential area; storage or the use of equipment that produces negative effects outside the home or accessory structure; or similar adverse impacts.

D. Home Occupations do not require a license or any fee, but within sixty (60) days of establishing a Home Occupation the resident shall supply the City with (1) a copy of their business's Missouri Tax I.D. number and, for Home Occupations selling goods at retail, a Statement of No Tax Due in accordance Missouri Statutes (Section 144.083.2 and 144.083.4 RSMo)., and (2) a written description of the Home Occupation, the percentage of the dwelling to be occupied by the Home Occupation, and the number of employees to be working at the Home Occupation who are not residents of the dwelling. At the same time, to help ensure the proposed Home Occupation complies with the requirements of this Subsection, the City shall supply the resident with a copy of this Code Section or a summary of its requirements. Upon receipt of the written description, the City shall verify for the resident that the Home Occupation complies with the foregoing requirements. Failure to provide the above information to the City is an ordinance violation. Any change in the amount of floor area occupied by the Home Occupation as detailed



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in the original description, number of employees, or the type of Home Occupation should be followed by a submission of a revised description and review and approval in accordance with this Section to assist the resident in continued compliance.

E. Nothing in this Section shall be deemed to:

1. Prohibit mail order or telephone sales for Home Occupations;
2. Prohibit service by appointment within the home or accessory structure;
3. Prohibit or require structural modifications to the home or accessory structure;
4. Restrict the hours of operation for Home Occupations;
5. Restrict storage or the use of equipment that does not produce effects outside the home or accessory structure; or
6. Restrict or prohibit a particular occupation that is legal under the laws of the City, State, and United States.

F. Any person violating any provision of this Section, including operating or permitting to be operated a Noncompliant Home-Based Business, shall be guilty of an offense and shall be fined not more than five hundred dollars (\$500.00) for each offense, and a separate offense shall be deemed committed on each day during or on which a violation occurs or continues.”

Section 11. It is the intent of the Mayor and Board of Aldermen and it is hereby ordained that this ordinance shall become and be made a part of the Code of Ordinances of the City of Jackson, Missouri, and that sections of this ordinance may be renumbered to accomplish such intention.

Section 12. If any section, subsection, sentence, clause, phrase or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions hereof.

Section 13. That this ordinance shall take effect and be in force from and after its passage and approval.

Section 14. All ordinances or parts of ordinances in conflict herewith are hereby repealed.



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FIRST READING: February 17, 2026.

SECOND READING: February 17, 2026.

PASSED AND APPROVED this 17th day of February, 2026, by a vote of 6 ayes, 0 nays, 0 abstentions and 2 absent.

CITY OF JACKSON, MISSOURI

(SEAL)

By: Dwain L. Hahs (signed)
Mayor

ATTEST:

Angela Birk (signed)
City Clerk

Motion to Adjourn the Meeting)

Meeting concluded at 6:18 P.M., on a motion made by Alderman Reiminger, seconded by Alderwoman Liley, to adjourn the meeting. Ayes-6; Nays-0; Absent-2.

ATTEST:

Mayor

City Clerk