



WILDWOOD

September 9, 2019

The Honorable City Council
City of Wildwood, Missouri
16860 Main Street
Wildwood, Missouri 63040

Re: Update on Center Avenue Transfer from Private to Public Ownership (Ward Eight)

Council Members:

As many of the City Council Members may recall, the Departments of Planning and Public Works have been working with a group of property owners along Center Avenue regarding its future disposition as a private street, now that development of other nearby tracts of land have led to its increased use. The City's position has been that, given almost the entire segment of the street is located within the boundaries of Town Center Area, the street should be public and maintained by the City of Wildwood. The Master Plan specifies that all streets in the Town Center Area should be public in nature.

The most recent meeting held on September 5, 2019 was an attempt by the City to regroup with the property owners, check on the current status of the dedication process (Quit Claim Deeds), and hear concerns, issues, and other comments. All of the original property owners attended, as well as, several new owners from Old Towne Parc and the general vicinity were there as well. The meeting was also an opportunity for the Department of Planning to summarize the efforts in this regard relative to the two plus (2+) year history associated with this street dedication.

The meeting was well attended, as noted above, and, at times, contentious, but at its end, a plan was developed to address all of the concerns of the property owners and developer of the residential lots located there. The plan entails efforts on the part of the City to complete the needed paperwork for permitting purposes, while also requiring the developer (Whalen Custom Homes, Inc.) to complete a number of housekeeping items on his remaining lots and general area. These collective items will take some time, but the intent is to have this information and anticipated dedication items to City Council this Fall. This timeline is ambitious, but necessary, given the current condition of Center Avenue and the need to address the concerns that were voiced at this meeting about the area, as a whole.

The Department of Planning will be providing updates, when circumstances justify such to City Council, so its members are aware of the progress being made or not in this regard. If any of the City Council members should have comments or questions in this regard, please feel free to contact the Department of Planning and Parks at (636) 458-0440. Thank you for your review and input on this information.

Respectfully submitted,

CITY OF WILDWOOD



Joe Vujnich, Director

Department of Planning and Parks

Cc: The Honorable James R. Bowlin, Mayor
Sam Anselm, City Administrator
John A. Young, City Attorney
Kathy Arnett, Assistant Director of Planning and Parks