

**COUNCIL WORK SESSION MINUTES
COUNCIL CHAMBERS**

**WILDWOOD CITY HALL
16860 Main Street
City of Wildwood, Missouri 63040**

**Monday, December 12, 2022
5:30 P.M.**

The work session was called to order at 5:31 p.m.

A roll call was taken, with the following results:

	Present	Absent
Bowlin	X	
Clark	X	
Bartoni	X	
Nyhan	X	
Farmer	X	
McCutchen	X	
Rambaud	X	
Flaschar*	X	
Garritano	(arrived at 6:25)	
Brost	X	
Edens	X	
Ottenberg	X	
Dodwell	X	
Bertolino	X	
Jakcsy	X	
Hopper	(arrived at 5:35)	
Gillani	X	

*via video conference

MAYOR’S COMMENTS AND ANNOUNCEMENTS

None.

FOR INFORMATION

Department of Administration

2021-2025 Strategic Plan Goals (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council’s review and asked if there were any comments or questions.

Discussion was held regarding the following: the revised spreadsheet and including a stormwater management master plan on the spreadsheet.

Mayor Bowlin noted the revised spreadsheet would be on the City Council's January agenda.

Mayor Bowlin and Council Member Dodwell thanked Council Member Clark for her work.

Economic Development Committee

Economic Development Committee Report (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Department of Planning and Parks

Update on Center Avenue Dedication (Ward Eight)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Update on Pedestrian Bridge in the Manors at the Meadows of Cherry Hills (Ward Eight)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Turnberry Place Drive Gate Study (Ward Two)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Discussion was held regarding the following: Turnberry Place Drive being a public street, and gate regulations on public and private streets.

Watershed Erosion Task Force

Efforts and Initiatives of Task Force in 2022 (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Grant Applications to the Missouri Department of Natural Resources (MDNR) and Funding Options for 2023 (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Updates on Projects (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Improving Detention Basin Effectiveness and Identifying Priority Basins (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Historic Preservation Commission

Route 66 Roadside Park Project Second Pin-Up Review (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Update on Essen Log Cabin (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Update on 2022 Work Program (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Proposed 2023 Work Program (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Madison Valley (Formally Old Slave Road) Memorial Plaque (Ward One)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Planning and Parks Committee

Sound Analysis of State Route 100 and State Route 109 (Wards One, Four, Five, and Eight)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Recent Development Trends (Wards - All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Hometown Heroes and Veterans Day Banner Program's Launch and Website (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Discussion was held regarding the following: applications received.

In-Person and Virtual Recreation Programs (Wards - All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

Facility Reservations, Event Registrations, and Ongoing and Long-Term Maintenance Costs for Parks and Trail Facilities (Wards – All)

Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

December 12, 2022 City Council Meeting Agenda Items

Mayor Bowlin asked if there were any comments or questions.

FOR ACTION

Department of Planning and Parks

Pond Athletic Association's (PAA) Use of City Funds from 2022 and Upcoming Allocation (Ward One)

Direct Budgetary Impact: \$5,000

Funding Source: Department of Planning and Parks Operating Budget

Strategic Plan Goal: N/A

Director of Planning and Parks Joe Vujnich summarized the requested action. Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

A motion was made by Council Member McCutchen, seconded by Council Member Ottenberg, for authorization to provide PAA \$5,000. A voice vote was taken with an affirmative result and the motion was declared passed.

Community Park Projects – ADA Improvements (Ward One)

Direct Budgetary Impact: TBD

Funding Source: Capital Improvement Sales Tax Funds

Strategic Plan Goal: Public Works/Public Safety

Director of Planning and Parks Joe Vujnich summarized the requested action. Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

A motion was made by Council Member Bartoni, seconded by Council Member Clark, for authorization to bid out ADA improvements for Community Park's parking lot. A voice vote was taken with an affirmative result and the motion was declared passed.

Birch Forest Drive Turnaround – Change Order (Ward Five)

Direct Budgetary Impact: \$10,675

Funding Source: Capital Improvement Sales Tax Funds

Strategic Plan Goal: Public Works/Public Safety

Director of Planning and Parks Joe Vujnich summarized the requested action. Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

A motion was made by Council Member Bertolino, seconded by Council Member McCutchen, for authorization to prepare legislation for an amended contract with KJ Unnerstall for the Birch Forest Drive turnaround. A voice vote was taken with an affirmative result and the motion was declared passed.

Department of Public Works

Westglen Farms/Truman Road Intersection (Ward Four)

Direct Budgetary Impact: N/A
Funding Source: N/A
Strategic Plan Goal: N/A

Director of Public Works Rick Brown summarized the requested action. Mayor Bowlin stated a memorandum had been provided for the City Council's review and asked if there were any comments or questions.

A motion was made by Council Member Farmer, seconded by Council Member Dodwell, to postpone action on the Westglen Farms/Truman Road Intersection indefinitely.

Discussion was held regarding the following: how time restrictions were chosen, enforcing the restrictions, the intersection being in Wildwood city limits, inconvenience for the Ellisville mayor, and providing public safety.

A voice vote was taken on the motion with an affirmative result and the motion was declared passed.

Department of Administration

Approval of the 2023 City Council Calendar (Wards – All)

Direct Budgetary Impact: N/A
Funding Source: N/A
Strategic Plan Goal: N/A

A motion was made by Council Member Ottenberg, seconded by Council Member Dodwell, to approve the 2023 City Council calendar.

Discussion was held regarding the following: City Council work getting accomplished whether they meet once or twice per month, insufficiency in meeting once per month, meetings feeling rushed, and development requests being delayed.

A motion was made by Council Member Edens, seconded by Council Member Bartoni, to hold two City Council meetings per month.

Discussion was further held regarding the following: having legislation ready when public hearings are held (if the department is favorable to a developer's request) so a bill can be introduced after the public hearing, optics from the public's perspective in meeting once per month, having two meetings per month and deciding at the first meeting whether a second meeting was needed, citizens' preference for legislative bodies to meet less often, staff's perspective on number of meetings per month, ability to meet as often as necessary, leaving the fourth Monday of the month open if a meeting needed to be held, including statistics in the Gazette of work done at City Council meetings when held once versus twice per month, and items going to City Council already being seen at the committee level.

A voice vote was taken on the motion with an affirmative result and the motion was declared failed. Council Member Clark, Council Member Bartoni, Council Member Rambaud, Council Member Edens, and Council Member Jakcsy voted yes.

Discussion was further held regarding the following: moving the start time for the regular session when a closed session is on the work session agenda.

A motion was made by Council Member Edens, seconded by Council Member Farmer, to approve the 2023 City Council calendar. A voice vote was taken with an affirmative result and the motion was declared passed.

MISCELLANEOUS

Receive and File

Withdrawal of P.Z. 6-22 Joseph Devine, 3466 Whitsetts Fork Road, c/o Rising Sun Solar, c/o Megan Hail-Murphy, 3525 Roanoke Road, Suite 110, Kansas City, Missouri 64111 from the Planning and Zoning Commission's active agenda. This request sought a Conditional Use Permit (CUP) in NU Non-Urban Residence District (Street Address: 3466 Whitsetts Fork Road/Locator Number: 26W520090), for the installation of roof-mounted solar panels, which are to be so situated on the dwelling as to be visible from the adjoining roadway. This request is to be reviewed in accordance with Chapter 415.090 NU Non-Urban Residence District Regulations of the City of Wildwood Zoning Ordinance, which establishes standards and requirements for the installation of solar panels. (Ward Six)

Director Vujnich provided an overview of the request.

A recommendation report by the Department of Planning on a Site Development Plan Set for P.Z. 9-20 New Cingular Wireless PCS, L.L.C. d/b/a AT&T Wireless, 1025 Lenox Park Boulevard NE, 3rd Floor, Atlanta, Georgia 30319, c/o Matt Schlichter, Network Real Estate, L.L.C., 5055 State Route N, St. Charles, Missouri 63304; subject site is generally located on the northwest side of Shepard Road, at its intersection with State Route 109; Conditional Use Permit (CUP) within the NU Non-Urban Residence District; which endorses the installation of a one hundred ninety-five (195) foot telecommunications tower and related equipment area (monopole type, with exterior antenna arrays) on this 12.3 acre tract of land. (Ward One)

Director Vujnich provided an overview of the request.

A request for the on-going operation of an existing telecommunications tower and facility authorized by P.Z. 4-98 AT&T Wireless Services, Inc.; Conditional Use Permit (CUP) in the NU Non-Urban Residence District; east side of Joe's Way, north of Valley Road; under a one (1) year renewal allowed by the existing conditions of this site-specific permit. (Ward Two)

Director Vujnich provided an overview of the request.

A request for the adoption of the Planning and Zoning Commission's 2023 Calendar of meeting dates. (Wards – All)

An overview of the City of Wildwood's Planning and Zoning Commission's progress on the execution of its Work Program Items for Calendar Year 2022. (Wards – All)

The City of Wildwood's Planning and Zoning Commission's Work Program for the Calendar Year 2023, as set forth in its Amended By-Laws, which were adopted in 2019. (Wards – All)

A response to communication from Elizabeth Gray, Gershman Commercial Real Estate, 150 North Meramec Avenue, St. Louis, Missouri 63105, which is dated October 5, 2022, regarding St. Louis

County's 50A-77 The Jones Company (Village Plaza); Amended C-8 Planned Commercial District ("Town Center Workplace District" Land Use Designation); northwest corner of State Route 100 and Westglen Farms Drive (Street Addresses: 16415 and 16419 Village Plaza View Drive/Locator Numbers: 23U140657 and 23U140639); which seeks a modification to the site-specific governing ordinance that would authorize the use of internally illuminated business signs at this existing commercial plaza, versus the current requirement of external or back-lit sources of illumination only, as set forth in the Town Center Plan. (Ward Four)

Director Vujnich provided an overview of the request.

FOR ACTION (continued)

EXECUTIVE [CLOSED] SESSION: (1) Individually identifiable personnel records, performance ratings or records pertaining to employees or applicants for employment [RSMO 610.021(13) 1994].

A motion was made by Council Member Ottenberg, seconded by Council Member Gillani, to go into Executive Session with regards to individually identifiable personnel records, performance ratings or records pertaining to employees or applicants for employment [RSMO 610.021(13) 1994].

A roll call vote was taken with the following results:

Ayes – Clark, Bartoni, Nyhan, Farmer, McCutchen, Rambaud, Flaschar, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, and Gillani

Nays - None

Absent – Garritano

Abstain – None

Mayor Bowlin declared the motion passed.

The Executive Session commenced at 6:11 p.m.

A motion was made by Council Member Dodwell, seconded by Council Member Ottenberg, to go out of Executive Session and reconvene after the City Council meeting with regards to individually identifiable personnel records, performance ratings or records pertaining to employees or applicants for employment [RSMO 610.021(13) 1994].

A roll call vote was taken with the following results:

Ayes – Clark, Bartoni, Nyhan, Farmer, McCutchen, Rambaud, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, and Gillani

Nays - None

Absent – Flaschar

Abstain – None

Mayor Bowlin declared the motion passed.

The Executive Session recessed at approximately 6:53 p.m. and reconvened at 9:33 p.m.

A motion was made by Council Member Hopper, seconded by Council Member Nyhan, to go out of Executive Session with regards to individually identifiable personnel records, performance ratings or records pertaining to employees or applicants for employment [RSMO 610.021(13) 1994].

A roll call vote was taken with the following results:

Ayes – Clark, Bartoni, Nyhan, Farmer, McCutchen, Rambaud, Flaschar, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, and Gillani

Nays - None

Absent – None

Abstain – None

Mayor Bowlin declared the motion passed.

The Executive Session was adjourned at 10:39 p.m.

ADJOURNMENT

A motion was made by Council Member Jakcsy, seconded by Council Member Farmer, to adjourn the Work Session at 10:39 p.m. A voice vote was taken with an affirmative result and the motion was declared passed.



WILDWOOD

CITY OF WILDWOOD
DECEMBER 12, 2022 RECORD OF PROCEEDINGS

CITY OF WILDWOOD
MEETING OF CITY COUNCIL
WILDWOOD CITY HALL
16860 MAIN STREET
WILDWOOD, MO 63040

The meeting was called to order at 6:56 p.m.

A roll call was taken, with the following results:

Present at Roll Call:

Mayor Jim Bowlin
Council Member Teresa D. Clark
Council Member Don Bartoni
Council Member Tracey Nyhan
Council Member Joe Farmer
Council Member Debra Smith McCutchen
Council Member Rob Rambaud
Council Member Dan Flaschar* (arrived in person at 7:35)
Council Member Joe Garritano
Council Member Larry Brost
Council Member Lauren Edens
Council Member Scott Ottenberg
Council Member Katie Dodwell
Council Member Dave Bertolino
Council Member Rob Jakcsy
Council Member Nathan Hopper
Council Member Michael K. Gillani

Absent:

None

Also present:

Mr. Joe Vujnich, Director of Planning and Parks*
Mr. Rick Brown, Director of Public Works*
Mr. John Young, City Attorney
Ms. Megan Eldridge, City Clerk
Mr. Travis Newberry, Senior Planner
Mr. Thomas Lee, Economic Development/Communications Manager*

*via video conference

PLEDGE OF ALLEGIANCE

Cub Scout Pack 456 led the Pledge of Allegiance.

APPROVAL OF MINUTES (see Consent Agenda)

PUBLIC PARTICIPATION

Public Participation and Hearing Procedures

Mayor Bowlin reviewed the guidelines for Public Participation and Public Hearing Procedures.

Tom Downey, 2638 Wyncrest Falls Drive, spoke regarding solar panels.

Mark Johnson, 15792 Scenic Green Court, Chesterfield, spoke in opposition to the City's proposed contract with White Buffalo.

Jason Ochs, 3626 Hawks Point Road, Ward 6, spoke in opposition to the City's proposed contract with White Buffalo.

Lou Salamone, 319 Quinnmoor Drive, Ballwin, spoke in opposition to the City's proposed contract with White Buffalo and provided a handout to the City Council.

Glenn Hoffmeister, 3 Deerfield Ridge Road, spoke regarding archery being used for deer management.

John Dieckmann, 7419 Ravinia Drive, St. Louis, spoke in opposition to the City's proposed contract with White Buffalo.

Jim Burtelow, 1033 Strecker Road, spoke regarding deer management.

Jay Mullen stated he was available to answer any questions on Bill #2755.

James Vanek, 708 Lakeshore Manor Court, Ward 7, spoke regarding improving Old State Road.

Katie Dolitsky, 828 Evergreen Forest Drive, St. Charles, spoke regarding her mother's fatal accident on Old State Road and improving Old State Road.

Kim King, 5721 Wrenwyck Place, St. Charles, spoke regarding fatal accidents on Old State Road and improving Old State Road.

Vicki Roeslein, 659 Southern Hills Drive, Eureka, spoke regarding her accident on Old State Road and improving Old State Road, and provided a handout to the City Council.

Debbie Quarternik, 1585 Old State Road, spoke regarding accidents on Old State Road and improving Old State Road.

Derrick Roeslein, 659 Southern Hills Drive, Eureka, spoke regarding his wife's accident on Old State Road and improving Old State Road.

David Followell, 1200 Saddle Post Road, Ward 3, spoke regarding concerns about a shooting range on Highway 109.

David Coulter, 20 Peppermill Court, Ward 2, spoke in support of deer management and in opposition to the City's proposed contract with White Buffalo.

Officials' Responses – None.

MAYOR ANNOUNCEMENTS AND APPOINTMENTS

Announcements

Mayor Bowlin suggested Mr. Brown present a report for the next City Council work session containing the following: statistical accident data for the part of Old State Road within Wildwood from at least the last five years, statistical accident data from St. Louis County from at least the last five years, any safety recommendations (including but not limited to guardrails) from Mr. Brown for the City Council and St. Louis County to consider, funding the Department of Public Works would need for engineering, specific costs of any safety recommendations (regardless of who would pay for them), and summary of the City's actions (monetary and non-monetary) relative to Old State Road.

Discussion was held regarding the following: inviting someone from St. Louis County and state representatives to be present at the next work session and data from St. Louis County.

Appointments (see Consent Agenda)

PUBLIC HEARINGS

**Caption: Response to a Communication Dated May 12, 1998 from Mike Whalen, Whalen Custom Homes
Case Number: N/A**

Property Owner: Whalen Custom Homes

Applicant: Whalen Custom Homes, Inc.

Hearing Date: Monday, December 12, 2022

Hearing Time: 6:30 p.m.

Hearing Location: City Hall Council Chambers, 16860 Main Street, Wildwood, Missouri 63040

Notice is hereby given that, at its meeting on October 24, 2022, pursuant to Section 420.300(B) of the Code of Ordinances of the City of Wildwood, Missouri (the "City Code") the of the City of Wildwood, Missouri, (the "City Council") exercised its 'Power of Review' of the Planning And Zoning Commission's approval of the application for a waiver to the City's requirements for large-lot single family subdivisions being required to install packaged wastewater treatment plants in areas of the Wildwood community not currently serviced by public sanitary sewers, which would thereby allow the use of individual wastewater treatment systems on each of the lots of record. This large-lot subdivision is being proposed upon an approximately sixty-six (66) acre tract of land located at the northeast corner of Melrose Road and State Route 100 (Street Address: 18456 Woodlands Meadows Drive/St. Louis County Locator Number: 25X520021). A total of thirteen (13) lots are being proposed as part of this residential subdivision (West Eden Subdivision). (Ward One)

The public hearing was read into the record.

Mr. Vujnich provided an overview of the request.

Mayor Bowlin opened the public hearing. There being no public comment, Mayor Bowlin closed the public hearing.

A motion was made by Council Member Rambaud, seconded by Council Member Farmer, for legislation to be prepared as recommended. A voice vote was taken with an affirmative result and the motion was declared passed.

Discussion was held regarding the following: enforcing reporting requirements for group systems going forward.

Mayor Bowlin suggested a report be provided at the next City Council work session.

P.Z. 8-22 2418 Eatherton Road, c/o Michael Meiners, St. Charles Engineering and Survey, Inc., 801 South 5th Street, Suite 202, St. Charles, Missouri 63301 – A request for a change in zoning from the NU Non-Urban Residence District to the R-3 10,000 square foot Residence District upon a property that is 0.72 acres in size, which is located on the east side of Eatherton Road, north of its intersection with Crestview Drive (Locator Number: 23V210063/Street Address: 2418 Eatherton Road). The subject property is designated the ‘Neighborhood General’ District under the current Town Center Regulating Plan, as adopted by the Planning and Zoning Commission on June 7, 2021. (Ward Eight)

The public hearing was read into the record.

Mr. Vujnich provided an overview of the request.

Mayor Bowlin opened the public hearing. There being no public comment, Mayor Bowlin closed the public hearing.

A motion was made by Council Member Gillani, seconded by Council Member Garritano, for legislation to be prepared as recommended. A voice vote was taken with an affirmative result and the motion was declared passed.

P.Z. 20, 21, and 22-15 Ackerley Place, Payne Family Homes L.L.C. (Amended), c/o Thomas Cummings, 10407 Baur Boulevard, Suite B, St. Louis, Missouri 63132 – A request for modifications of the Street Network Map of the Town Center Plan, as set forth for a property that totals 50.65 acres of area, which is located on the west side of State Route 109, north of Manchester Road. The requested modifications to the Street Network Map reflect the petitioner’s intent to alter the location and design components of the proposed Main Street extension through the subject site, along with other changes to the network of internal roadways. Accompanying the aforementioned Town Center Plan (Street Network Map) modifications is a request for a change in zoning from the C-8 Planned Commercial District and R-6A 3,000 square foot Residence District, with a Planned Environment Unit (PEU), to the Amended C-8 Planned Commercial District (Town Center “Workplace District”) and R-3 10,000 square foot Residence District (Town Center “Neighborhood Edge District” and “Neighborhood General District”), with a Planned Residential Development Overlay District (PRD), for the same tract of land, again being located on the west side of State Route 109, north of Manchester Road (Locator Numbers: 23V110022 and 23W320013/Street Addresses: 2431 State Route 109 and 17225 Manchester Road). Proposed Use - A total of one hundred forty (140) detached single-family dwellings, on individual lots, with common ground,

required public space areas, and a minimum of one (1) commercial outlot fronting onto State Route 109. (Ward One)

The public hearing was read into the record.

Mr. Vujnich provided an overview of the request.

Discussion was held regarding the following: resolution of stormwater runoff concerns.

Mayor Bowlin opened the public hearing.

Michael J. Doster, attorney for the petitioner, 16839 Chesterfield Bluffs Circle, Chesterfield, provided a background and overview of the request.

George M. Stock, Stock & Associates Consulting Engineers, Inc., 257 Chesterfield Business Parkway, Chesterfield, appeared on behalf of the petitioner and spoke regarding the proposal's stormwater management.

Rusty Saunders, Loomis Associates, 750 Spirit 40 Park Drive, Chesterfield, appeared on behalf of the petitioner and spoke regarding the proposal's tree preservation and landscaping plans.

Dave Fowler, 915 Four Oaks Drive, Fenton, appeared on behalf of the property owners and spoke regarding the Neighborhood Improvement District (NID) assessments and the zoning designation change, and was in favor of the request.

There being no further public comment, Mayor Bowlin closed the public hearing.

A motion was made by Council Member Gillani, seconded by Council Member Flaschar, for legislation to be prepared as recommended.

Mr. Vujnich's provided a response to the representatives' comments, as requested by Council Member Bartoni.

Discussion was held regarding the following: amended soils, grand trees on the proposed site, tree preservation and stormwater concerns, consultant reports, NID assessments, addressing site development plan concerns, liability for damages occurring later, embarrassment that this process has taken seven years, City Council's purview, and higher density housing.

Mr. Vujnich's clarified the total number of dwellings were not to exceed 132.

A roll call vote was taken on the motion with the following results:

Ayes – Clark, Bartoni, Nyhan, Farmer, McCutchen, Flaschar, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, and Gillani

Nays – Rambaud

Abstain – None

Absent – None

Whereupon Mayor Bowlin declared the motion passed.

Mayor Bowlin requested the proposed screening along Highway 100 and Highway 109 be provided to the City Council when the bill is considered.

UNFINISHED BUSINESS

BILL #2745 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE CERTAIN PUBLIC ROADS, RIGHTS-OF-WAY & PARKS MAINTENANCE AGREEMENTS ON BEHALF OF THE CITY WITH CERTAIN CONTRACTORS FOR PUBLIC ROADS, RIGHTS-OF-WAY, AND PARKS MAINTENANCE. *Recommended by the Administration/Public Works Committee (Second Reading) (Wards – All)*

Direct Budgetary Impact: \$2,239,600

Funding Source: Road and Bridge Fund

Strategic Plan Goal: Public Works/Public Safety

BILL #2754 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING MODIFICATIONS TO AN EXISTING AMENDED C-8 PLANNED COMMERCIAL DISTRICT TO ACCOMMODATE AN INCREASE IN THE RANGE OF OFFICE TYPES, INCLUDING A FAST-FOOD RESTAURANT WITHOUT A DRIVE-THROUGH FACILITY, ALL WITHIN THE BUILDING LOCATED AT THE INTERSECTION OF MANCHESTER ROAD AND ROCKWOOD POINTE COURT. *Recommended by the Planning and Zoning Commission (Second Reading) (Ward Eight)*

Direct Budgetary Impact: N/A

Funding Source: N/A

Strategic Plan Goal: N/A

BILL #2755 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING A MINOR SUBDIVISION PLAT OF FOUR LOTS, WITH SIZES RANGING FROM 3.9 ACRES TO OVER 19 ACRES, ALL BEING PART OF SECTION 33, TOWNSHIP 45 NORTH, RANGE 3 EAST, SITUATED ON THE SOUTH SIDE OF RIEGER ROAD, EAST OF ITS INTERSECTION WITH WILD HORSE CREEK ROAD, AND TO BE HEREAFTER KNOWN AS “RIEGER FARMS – PLAT ONE.” *Recommended by the Department of Planning (Second Reading) (Ward One)*

Direct Budgetary Impact: N/A

Funding Source: N/A

Strategic Plan Goal: N/A

A motion was made by Council Member Farmer, seconded by Council Member Hopper, for the second reading of Bill #2745, Bill #2754, and Bill #2755. A voice vote was taken with an affirmative result and the motion was declared passed. Bill #2745, Bill #2754, and Bill #2755 were read for the second time by title only.

A roll call vote was taken for the approval of Bill #2745, Bill #2754, and Bill #2755 with the following results:
Ayes – Bartoni, Nyhan, Farmer, McCutchen, Rambaud, Flaschar, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, Gillani, and Clark

Nays – None

Abstain – None

Absent – None

Whereupon Mayor Bowlin declared Bill #2745, Bill #2754, and Bill #2755 passed and they become Ordinance #2745, Ordinance #2754, and Ordinance #2755.

BILL #2747 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A CITY-CONSULTANT AGREEMENT ON BEHALF OF THE CITY OF WILDWOOD

WITH CIVIL DESIGN, INC. FOR PROFESSIONAL SERVICES TO DESIGN THE MAIN STREET ROAD EXTENSION PROJECT. *Recommended by the Administration/Public Works Committee (Second Reading) (Ward Eight)*
Direct Budgetary Impact: \$75,000
Funding Source: Capital Improvement Sales Tax Fund
Strategic Plan Goal: Public Works/Public Safety

A motion was made by Council Member Gillani, seconded by Council Member Garritano, for the second reading of Bill #2747. A voice vote was taken with an affirmative result and the motion was declared passed. Bill #2747 was read for the second time by title only.

A roll call vote was taken for the approval of Bill #2747 with the following results:

Ayes – Nyhan, Farmer, McCutchen, Rambaud, Flaschar, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Gillani, Clark, and Bartoni

Nays – None

Abstain – Hopper

Absent – None

Whereupon Mayor Bowlin declared Bill #2747 passed and it becomes Ordinance #2747.

BILL #2749A AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE CURRENT NAME OF OLD SLAVE ROAD, LOCATED ON WILD HORSE CREEK ROAD, TO BE HEREINAFTER RENAMED AND KNOWN AS MADISON VALLEY. *Recommended by the Administration/Public Works Committee (First and Second Reading done November 14, 2022) (Ward One)*

Direct Budgetary Impact: \$155

Funding Source: Road and Bridge Fund

Strategic Plan Goal: Public Works/Public Safety

A motion was made by Council Member Clark, seconded by Council Member Brost, for the third reading of Bill #2749A. A voice vote was taken with an affirmative result and the motion was declared passed. Bill #2749A was read for the third time by title only.

Discussion was held regarding the following: cost and funding source for the historical marker.

A motion was made by Council Member Rambaud, seconded by Council Member Brost, to amend Bill #2749A by removing the historical marker from the bill to be further reviewed with a report back to the City Council.

Discussion was further held regarding the following: support for a historical marker, the location of the historical marker, and concerns about the historical marker's location.

A voice vote was taken on the motion with an affirmative result and the motion was declared passed. Council Member Bartoni, Council Member Farmer, Council Member Edens, and Council Member Dodwell voted no.

Discussion was further held regarding the following: preserving history valued by residents.

A motion was made by Council Member Bartoni, seconded by Council Member Dodwell, to refer Bill #2749A to the Administration/Public Works Committee.

Discussion was further held regarding the following: referring the bill to the Historic Preservation Commission and needing to move forward instead of continually referring items back to committee.

A voice vote was taken on the motion with an affirmative result and the motion was declared passed 9-7.

BILL #2750 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE AN AGREEMENT WITH WHITE BUFFALO, INC., FOR THE REDUCTION OF DEER POPULATION WITHIN THE CITY OF WILDWOOD. *Recommended by the Administration/Public Works Committee (Second Reading) (Wards – All)*

Direct Budgetary Impact: \$204,280

Funding Source: General Fund

Strategic Plan Goal: Public Works/Public Safety

A motion was made by Council Member Farmer, seconded by Council Member Jakcsy, for the second reading of Bill #2750. A voice vote was taken with an affirmative result and the motion was declared passed. Council Member Gillani abstained. Bill #2750 was read for the second time by title only.

Mr. Brown stated White Buffalo would be unable to fulfill contractual obligations for this winter and recommended the bill be postponed indefinitely or referred to the Administration/Public Works Committee.

Discussion was held regarding the following: modified proposal from White Buffalo, the process taking so long that White Buffalo was unable to fulfill obligations until next fall, amending the budget, and amending the scope of work timeline.

A motion was made by Council Member Rambaud, seconded by Council Member Ottenberg, to refer Bill #2750 to the Administration/Public Works Committee.

Discussion was further held regarding the following: having an interim plan in place.

Mayor Bowlin suggested the committee develop a plan that could be done in the interim.

Discussion was further held regarding the following: discussing what went wrong with the plan and preventing it from happening again.

A voice vote was taken on the motion with an affirmative result and the motion was declared passed.

BILL #2757 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, ADOPTING THE MUNICIPAL BUDGET AND CAPITAL IMPROVEMENT PROGRAM FOR THE CITY OF WILDWOOD FOR FISCAL YEAR 2023. *Recommended by the Department of Administration (Second Reading) (Wards - All)*

Direct Budgetary Impact: \$30,024,949

Funding Source: All Funds

Strategic Plan Goal: N/A

A motion was made by Council Member Farmer, seconded by Council Member Dodwell, for the second reading of Bill #2757. A voice vote was taken with an affirmative result and the motion was declared passed. Bill #2757 was read for the second time by title only.

A motion was made by Council Member Farmer, seconded by Council Member Dodwell, to amend Bill #2757 as set forth in Bill #2757A. A voice vote was taken on the motion with an affirmative result and the motion was declared passed.

A roll call vote was taken for the approval of Bill #2757A with the following results:

Ayes – Farmer, McCutchen, Rambaud, Flaschar, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, Gillani, Clark, Bartoni, and Nyhan

Nays – None

Abstain – None

Absent – None

Whereupon Mayor Bowlin declared Bill #2757A passed and it becomes Ordinance #2757.

NEW BUSINESS

BILL #2758 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE AN AGREEMENT ON BEHALF OF THE CITY WITH OLYMPUS POLITICAL CONSULTING SERVICES, LLC FOR LEGISLATIVE CONSULTING SERVICES. *Recommended by the Administration/Public Works Committee* (First Reading) (Wards – All)

Direct Budgetary Impact: \$27,000

Funding Source: Department of Administration

Strategic Plan Goal: N/A

BILL #2759 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING A MINOR SUBDIVISION PLAT CONSISTING OF THREE LOTS, RANGING FROM 10 TO OVER 23 ACRES IN AREA, ALL BEING PART OF THE EAST HALF OF SECTION 22 AND THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 45 NORTH, RANGE 3 EAST, SITUATED BETWEEN ORRVILLE ROAD AND STATE ROUTE 109, SOUTH OF WILD HORSE CREEK ROAD, AND TO BE HEREAFTER KNOWN AS “WILDWOOD FOREST EAST.” *Recommended by the Department of Planning* (First Reading) (Wards Two and Three)

Direct Budgetary Impact: N/A

Funding Source: N/A

Strategic Plan Goal: N/A

BILL #2760 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING A MINOR SUBDIVISION PLAT CONSISTING OF THREE LOTS, RANGING FROM APPROXIMATELY 33 ACRES TO OVER 60 ACRES, ALL BEING DESCRIBED AS PART OF SECTIONS 22 AND 27, TOWNSHIP 45 NORTH, RANGE 3 EAST, SITUATED AT THE NORTHERN TIP OF OLD EATHERTON ROAD, ON THE WEST SIDE OF STATE ROUTE 109, AND TO BE HEREAFTER KNOWN AS “WILDWOOD FOREST WEST.” *Recommended by the Department of Planning* (First Reading) (Wards Two and Three)

Direct Budgetary Impact: N/A

Funding Source: N/A

Strategic Plan Goal: N/A

BILL #2761 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING CONSOLIDATION OF THREE LOTS INTO A SINGLE PARCEL OF GROUND, BEING 22.5 ACRES IN SIZE, LOCATED ON THE EAST SIDE OF OSSENFORT ROAD, NORTH OF ITS INTERSECTION OF MELROSE ROAD, AND IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 44 NORTH, RANGE 3 EAST, AND TO BE HEREAFTER KNOWN AS “2860 OSSENFORT ROAD LOT CONSOLIDATION PLAT.” *Recommended by the Department of Planning* (First Reading) (Ward Six)

Direct Budgetary Impact: N/A
Funding Source: N/A
Strategic Plan Goal: N/A

BILL #2762 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AMENDING SECTION 440.020 OF THE CODE OF ORDINANCES OF THE CITY OF WILDWOOD BY DELETING IT IN ITS ENTIRETY; ENACTING, IN LIEU THEREOF, A NEW SECTION 440.020; AND PROVIDING FOR THE COMPOSITION OF THE HISTORIC PRESERVATION COMMISSION. *Recommended by the Planning and Parks Committee* (First Reading) (Wards – All)

Direct Budgetary Impact: N/A
Funding Source: N/A
Strategic Plan Goal: N/A

BILL #2763 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE FOUR QUIT CLAIM DEEDS FROM HOLDERS OF RIGHTS TO CENTER AVENUE (A PRIVATE RIGHT-OF-WAY), WHICH RELINQUISHES ANY CLAIM THERETO IN THE FUTURE, ALLOWING THE CITY OF WILDWOOD TO ACCEPT THIS STREET FOR PUBLIC MAINTENANCE FOREVER. *Recommended by the Department of Planning* (First Reading) (Ward Eight)

Direct Budgetary Impact: \$300,000
Funding Source: Capital Improvement Sales Tax Fund
Strategic Plan Goal: Public Works/Public Safety

BILL #2764 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING ADJUSTMENT OF TWO LOTS OF RECORD, WHICH WILL RESULT IN PARCELS OF GROUND BEING THREE AND 35 ACRES IN AREA, ALL BEING PART OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 44 NORTH, RANGE 3 EAST, SITUATED AT THE TERMINUS OF SKYMEADOWS DRIVE, SOUTH OF STATE ROUTE 100, AND TO BE HEREAFTER KNOWN AS “BOUNDARY ADJUSTMENT PLAT FOR SKYMEADOWS CROSSING.” *Recommended by the Department of Planning* (First Reading) (Ward Six)

Direct Budgetary Impact: N/A
Funding Source: N/A
Strategic Plan Goal: N/A

A motion was made by Council Member Farmer, seconded by Council Member Hopper, for the first reading of Bill #2758, Bill #2759, Bill #2760, Bill #2761, Bill #2762, Bill #2763, and Bill #2764. A voice vote was taken with an affirmative result and the motion was declared passed. Bill #2758, Bill #2759, Bill #2760, Bill #2761, Bill #2762, Bill #2763, and Bill #2764 were read for the first time by title only.

A motion was made by Council Member Flaschar, seconded by Council Member Ottenberg, for the second reading of Bill #2759, Bill #2760, Bill #2761, Bill #2762, Bill #2763, and Bill #2764. A voice vote was taken with an affirmative result and the motion was declared passed. Bill #2759, Bill #2760, Bill #2761, Bill #2762, Bill #2763, and Bill #2764 were read for the second time by title only.

A roll call vote was taken for the approval of Bill #2759, Bill #2760, Bill #2761, Bill #2762, Bill #2763, and Bill #2764 with the following results:

Ayes – McCutchen, Rambaud, Flaschar, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, Gillani, Clark, Bartoni, Nyhan, and Farmer

Nays – None

Abstain – None

Absent – None

Whereupon Mayor Bowlin declared Bill #2759, Bill #2760, Bill #2761, Bill #2762, Bill #2763, and Bill #2764 passed and it becomes Ordinance #2759, Ordinance #2760, Ordinance #2761, Ordinance #2762, Ordinance #2763, and Ordinance #2764.

CONSENT AGENDA

Approval of Amended October 24, 2022 Work Session Minutes and November 14, 2022 Work Session and Regular Meeting Minutes

Approval of Expenditures – Grant the Mayor Authority to Approve December 2022 Expenditures (Wards – All)

Mayor’s Appointments

Alan Bachert – (Ward Six) – Historic Preservation Commission – Term Ending October 2025

Daniel Sides – (Ward Six) – Board of Adjustment (Alternate) – Term Ending October 2024

RESOLUTIONS

RESOLUTION #2022-31 A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, ADOPTING A POLICY ON WAIVING FEES FOR REQUESTS FOR PUBLIC RECORDS. *Recommended by the Administration/Public Works Committee (Wards - All)*

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

A motion was made by Council Member Farmer, seconded by Council Member Gillani, for approval of the consent agenda. A voice vote was taken on the motion with an affirmative result and the motion was declared passed.

RESOLUTIONS

RESOLUTION #2022-32 A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT WITH WILDWOOD YOGA AND WELLNESS TO PROVIDE CLASSES THROUGHOUT FISCAL YEAR 2023 TO WILDWOOD SENIORS, SUCH BEING FUNDED THROUGH COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FUNDS DISTRIBUTED BY ST. LOUIS COUNTY. *Recommended by the Department of Planning and Parks (Wards – All)*

Direct Budgetary Impact: \$18,180

Funding Source: Community Development Block Grant Funds

Strategic Plan Goal: N/A

A motion was made by Council Member Farmer, seconded by Council Member Ottenberg, for the adoption of Resolution #2022-32. Resolution #2022-32 was read into the record. A voice vote was taken for approval of Resolution #2022-32 with an affirmative result and the motion was declared passed. Council Member McCutchen abstained.

NEW BUSINESS (continued)

BILL #2758 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE AN AGREEMENT ON BEHALF OF THE CITY WITH OLYMPUS POLITICAL CONSULTING SERVICES, LLC FOR LEGISLATIVE CONSULTING SERVICES. *Recommended by the Administration/Public Works Committee (First Reading) (Wards – All)*

Direct Budgetary Impact: \$27,000

Funding Source: Department of Administration

Strategic Plan Goal: N/A

A motion was made by Council Member Edens, seconded by Council Member Rambaud, for the second reading of Bill #2758. A voice vote was taken with an affirmative result and the motion was declared passed. Bill #2758 was read for the second time by title only.

A roll call vote was taken for the approval of Bill #2758 with the following results:

Ayes – Rambaud, Garritano, Brost, Edens, Ottenberg, Dodwell, Bertolino, Jakcsy, Hopper, Gillani, Clark, Bartoni, Nyhan, Farmer, and McCutchen

Nays – Flaschar

Abstain – None

Absent – None

Whereupon Mayor Bowlin declared Bill #2758 passed and it becomes Ordinance #2758.

MISCELLANEOUS

Council Member Clark thanked Ms. Eldridge for her work at the meeting.

ADJOURNMENT

A motion was made by Council Member McCutchen, seconded by Council Member Farmer, to adjourn the meeting. A voice vote was taken with an affirmative result and the motion was declared passed. There being no further business, the meeting was adjourned at 9:32 p.m.

Approved this _____ day of _____, 2022.

Jim Bowlin, Mayor

ATTEST:

City Clerk