



# WILDWOOD

CITY COUNCIL  
AGENDA  
COUNCIL CHAMBERS  
7:30 PM  
Monday, February 8, 2016

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE OF ALLEGIANCE
- IV. APPROVAL OF MINUTES – January 25, 2016 Work Session & Regular Agenda Minutes

Documents: [1-25-16 DRAFT CITY COUNCIL MINUTES.PDF](#)

- V. MAYOR APPOINTMENTS/ANNOUNCEMENTS
- VI. PUBLIC PARTICIPATION
- VII. PUBLIC HEARING(S)
  - VII.I. P.Z. 14-15 City Of Wildwood Planning And Zoning Commission, C/O Department Of Planning, 16860 Main Street, Wildwood, Missouri 63040

***(Postponed at the January 11, 2016 City Council Meeting and Referred to the Planning/Economic Development/Parks Committee – Ready for Action)***

A request to amend Chapter 415.410 Sign Regulations for “FP,” “PS,” “NU,” and all “R” Districts and Chapter 415.420 Sign Regulations for all “C” and “M” Districts of the City of Wildwood’s Zoning Ordinance to consider the addition of new language to allow electronic message boards for certain institutional, not-for-profit, and commercial organizations. Currently, these types of displays are prohibited within the City of Wildwood. (Wards - All)

Documents: [PUBLIC HEARING - PZ 14-15 CITY OF WW-ELECTRONIC MESSAGE BOARDS - PART 1.PDF](#), [PUBLIC HEARING - PZ 14-15 CITY OF WW-ELECTRONIC MESSAGE BOARDS-PART 2.PDF](#)

- VII.II. A Response To A Communication From Jenny Mitchell, Director Of Property Management For The Desco Group, Which Is Dated October 20, 2015, Regarding St. Louis County’s P.C. 219-85 Alfred L. Hicks And J.L. Mason Of Missouri, Inc.

***(Postponed at the January 11, 2016 City Council Meeting – To Remain Postponed)***

Amended MXD Mixed-Use Development District; south side of Manchester Road, east of Old Fairway Drive (Street Address: 16506 Manchester Road/Locator Number: 23U120480); seeking modifications to an existing site-specific ordinance that governs the Schnucks Wildwood Crossing Center to allow for a third freestanding monument sign along the property's Manchester Road frontage. (Ward - Seven)

- VII.III. A Response To A Communication From Drew Bextermueller, Director Of Real Estate For Dierbergs Markets, Inc., Which Is Dated November 17, 2015, Regarding P.Z. 14-98 Dierbergs Wildwood Town Center

*(Postponed at the January 25, 2016 City Council Meeting – Ready for Action)*

Amended C-8 Planned Commercial District (Downtown District Designation under the Town Center Plan); south side of State Route 100, east of Taylor Road (Street Address: 2400 Taylor Road/Locator Number: 23V320195); that seeks modifications to the existing site-specific ordinance (Ordinance #1001) that governs the Dierbergs Wildwood Town Center development relative to the uses permitted on Outlots G and H, as well as the addition of a drive-thru facility, as part of Outlot G. (Ward - Eight)

Documents: [PUBLIC HEARING INFO - PZ 14-98 DIERBERGS WILDWOOD TOWN CENTER.PDF](#)

## VIII. LEGISLATION

### VIII.I. UNFINISHED BUSINESS

#### VIII.I.A. BILL #2146 **AMENDED**

AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE ON BEHALF OF THE CITY A REAL ESTATE CONTRACT AND ADDENDUM THERETO FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 4285 FOX CREEK ROAD WITHIN THE CITY OF WILDWOOD. *Recommended by the Department of Public Works (Second Reading) (Ward - Six)*

Documents: [2146 AMENDED FOX CREEK TREE FARM.PDF](#)

#### VIII.I.B. BILL #2149

AN ORDINANCE DETERMINING THE COMPENSATION FOR THE OFFICE OF THE MAYOR AND AMENDING SECTION 110.040 OF THE MUNICIPAL CODE. *Recommended by the Administration/Public Works Committee (Second Reading) (Wards - All)*

Documents: [2149 MAYOR COMPENSATION.PDF](#)

#### VIII.I.C. BILL #2150

AN ORDINANCE DETERMINING THE COMPENSATION FOR CITY COUNCIL MEMBERS AND AMENDING SECTION 110.110 OF THE MUNICIPAL CODE. *Recommended by the Administration/Public Works Committee (Second Reading) (Wards - All)*

Documents: [2150 COUNCIL MEMBER COMPENSATION.PDF](#)

#### VIII.I.D. BILL #2151

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO ENTER INTO A CONTRACT WITH GERSHENSON CONSTRUCTION FOR THE DEVELOPMENT OF PHASE TWO OF THE COMMUNITY PARK PROJECT, AS INDICATED IN THE BID DOCUMENTS AND SPECIFICATIONS, WHICH INCLUDES THE BASE PROPOSAL AND THE SINGLE ADD ALTERNATE (#1), IN KEEPING WITH THE DOCUMENTATION SUBMITTED BY SUCH IN RESPONSE TO THE CITY'S ADVERTISEMENT IN THIS REGARD. *Recommended by the City Council and the*

Documents: [2151 COMMUNITY PARK PHASE 2 - GERSHENSON CONSTRUCTION.PDF](#)

VIII.I.E. BILL #2152

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI THAT AUTHORIZES CHANGES IN AMENDED C-8 PLANNED COMMERCIAL DISTRICT ORDINANCE #1389 TO ACCOMMODATE THE REUSE OF THE EXISTING BUILDING, BEING LOCATED IN THE TOWN CENTER AREA, FOR RETAIL, OFFICE, AND THE CUSTOM FABRICATION OF FURNITURE, THEREBY FACILITATING ITS RE-OCCUPANCY IN THIS REGARD, ALL BEING CONSISTENT WITH THE LETTER OF RECOMMENDATION APPROVED BY THE PLANNING AND ZONING COMMISSION ON OCTOBER 12, 2015 AND FORWARDED TO CITY COUNCIL FOR CONSIDERATION AND ACTION. *Recommended by the Planning and Zoning Commission (Second Reading) (Ward - Eight)*

Documents: [2152 DANIEL STERNS- PC CLIFF RUFKHAR.PDF](#)

VIII.II. NEW BUSINESS

VIII.II.A. BILL #2153

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI, TO EXECUTE A CONTRACT ON BEHALF OF THE CITY OF WILDWOOD WITH N. B. WEST CONTRACTING COMPANY FOR CONSTRUCTION OF THE MANCHESTER ROAD RESURFACING AND BIKE LANE IMPROVEMENT PROJECT, INCLUDING TRAFFIC CONTROL AND OTHER INCIDENTAL ITEMS AS SHOWN ON CONSTRUCTION DRAWINGS AND SPECIFICATIONS. *Recommended by the Administration/Public Works Committee (First Reading) (Ward - One)*

Documents: [2153 MANCHESTER ROAD RESURFACING AND BIKE LANES.PDF](#)

VIII.II.B. BILL #2154

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI, TO EXECUTE A CONTRACT ON BEHALF OF THE CITY OF WILDWOOD WITH J. M. MARSCHUETZ CONSTRUCTION COMPANY FOR CITY-WIDE CONCRETE STREET AND SIDEWALK REPLACEMENT, INCLUDING TRAFFIC CONTROL AND OTHER INCIDENTAL ITEMS AS SHOWN ON CONSTRUCTION DRAWINGS AND SPECIFICATIONS. *Recommended by the Administration/Public Works Committee (First Reading) (Wards - All)*

Documents: [2154 2016 CONCRETE STREET AND SIDEWALK REPLACEMENT.PDF](#)

VIII.II.C. BILL #2155

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO EXECUTE A SUPPLEMENTAL AGREEMENT ON BEHALF OF THE CITY OF WILDWOOD WITH TWM, INC. FOR ADDITIONAL DESIGN SERVICES REQUIRED FOR THE MANCHESTER ROAD STREETScape PROJECT, PHASE 3 IMPROVEMENT PROJECT WITHIN THE CITY OF WILDWOOD. *Recommended by the Administration/Public Works Committee (First Reading) (Ward - Eight)*

Documents: [2155 SUPPLEMENTAL DESIGN CONTRACT WITH TWM.PDF](#)

VIII.II.D. BILL #2156

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO EXECUTE AN AGREEMENT WITH AMEREN MISSOURI FOR THE INSTALLATION OF POWER POLES, ASSOCIATED LINES, AND EQUIPMENT TO PROVIDE ELECTRICAL SERVICE TO THE WILDWOOD COMMUNITY PARK – PHASE ONE. *Recommended by the Planning/Economic Development/Parks Committee (First Reading) (Ward - One)*

Documents: [2156 ORDINANCE FOR AMEREN MO AT COMM PARK.PDF](#)

### VIII.III. RESOLUTION(S) - NONE

### IX. OTHER

#### IX.I. Receive & File

A response to a communication from Douglas B. Gilberg, owner of Gilberg Perennial Farms and Wildwood Green Arts, LLC., which is dated October 29, 2015, requesting amendments to an Amended Conditional Use Permit (CUP) in the NU Non-Urban Residence District (**St. Louis County's P.C. 162-89 Douglas Gilberg**), which governs the use of this 7.34 acre site that is located on the east side of Ossenfort Road, north of Melrose Road (Locator Number: 24Y420183/Street Address: 2906 Ossenfort Road.) **Proposed Use: The addition of an education center, meeting space, and acoustic entertainment, all within the existing buildings that are located on the subject site, along with the previously authorized plant nursery, with sales room.** (Ward - Six)

Documents: [RECEIVE AND FILE - PC 162-89 DOUGLAS GILBERG.PDF](#)

#### IX.II. Receive & File

A recommendation report of the Site Plan Subcommittee of the Planning and Zoning Commission regarding a Site Development Plan (SDP) Package for **P.Z. 20-14 Happy Hounds Playground, L.L.C., c/o Clayton Engineering, Steve Quigley**; Conditional Use Permit in the NU Non-Urban Residence District; east side of Pond Road, south of State Route 100; which authorizes the use of this recreational facility for a private dog park. (Ward - One)

Documents: [RECIEVE AND FILE - PZ 10-14 HAPPY HOUNDS PLAYGORUND.PDF](#)

#### IX.III. Construction Project Update

Documents: [CONSTRUCTION PROJECT UPDATE 2-5-2016.PDF](#)

### X. ADJOURNMENT

**If you would like to submit a comment regarding an item on this meeting agenda, please visit the [Form Center](#).**

City Council Will Consider and Act upon the Matters Listed above and Such Others as May Be Presented at the Meeting and Determined to Be Appropriate for Discussion at That Time.

*Notice is hereby given that the City Council may also hold a closed meeting for the purpose of dealing with matters relating to one or more of the following: Legal Actions, Causes of Action, Litigation or Privileged Communications Between the City's Representatives and its Attorneys [RSMO 610.021(1) 1994]; Lease, Purchase or Sale of Real Estate [RSMO 610.021 (2) 1994]; hiring, firing, disciplining or promoting employees by a public governmental body [RSMO 610.021 (3) 1994]; bidding specification [RSMO 610.021 (11) 1994]; sealed bids and related documents, until the bids are opened' and sealed proposals and related documents or any documents related to a negotiated contract until a contract is executed, or all proposals are rejected [RSMO 610.021 (12) 1994]; and/or individually identifiable personnel records, performance ratings or records pertaining to employees or applicants for employment [RSMO 610.021 (13) 1994]*

The City of Wildwood Is Working to Comply with the Americans with Disabilities Act Mandates. Individuals Who Require an Accommodation to Attend a Meeting Should Contact City Hall, (636) 458-0440 at Least 48 Hours in Advance.