



# WILDWOOD

CITY COUNCIL  
AGENDA  
**COUNCIL CHAMBERS**  
**7:30 P.M.**  
**Monday, May 9, 2016**

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE OF ALLEGIANCE
- IV. APPROVAL OF MINUTES – April 25, 2016 Work Session & Regular Agenda Minutes  
Documents: [DRAFT MINUTES APRIL 25, 2016 CITY COUNCIL MEETING.PDF](#)
- V. MAYOR APPOINTMENTS/ANNOUNCEMENTS
- VI. PUBLIC PARTICIPATION
- VII. PUBLIC HEARING(S)
  - VII.I. 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.II. A Response To A Correspondence From Michael Manlin, MRM Manlin Development Group, Dated December 18, 2015, Regarding P.Z. 15, 16, & 17-14 Bordeaux Estates At Wildwood—Plat Two  

*(Postponed at the April 25, 2016 City Council Meeting – to be unpostponed at May 9, 2016 City Council Meeting)*

R1-A 22,000 square foot Residence District, with a Planned Residential Development Overlay District (PRD); west side of East Avenue, south of Manchester Road; which seeks modifications to the governing site-specific ordinance, thereby allowing front entry garages in the Town Center Area, along with modifications to materials and other design components associated with this three (3) lot residential subdivision. (Ward – Eight)

Documents: [PUBLIC HEARING P.Z. 15, 16, AND 17-14 BORDEAUX](#)

VIII. LEGISLATION

VIII.I. UNFINISHED BUSINESS

VIII.I.A. BILL #2176

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI ADOPTING AMENDMENTS TO THE COMPREHENSIVE ZONING PLAN OF THE CITY OF WILDWOOD'S CHARTER, WHICH REFLECTS THE PLANNING AND ZONING COMMISSION'S ACTION OF APRIL 4, 2016, WHEN IT ADOPTED CHANGES TO THE CONCEPTUAL LAND USE CATEGORIES DESCRIPTIONS AND ACCOMPANYING MAP TO ADDRESS TWO (2) TEXT CHANGES TO THIS ELEMENT OF THE 2016 MASTER PLAN UPDATE, ENCOMPASSING AND EFFECTING A TOTAL OF THREE (3) PROPERTIES. Recommended by the Planning and Zoning Commission (Second Reading) (Wards – All)

Documents: [BILL 2176.PDF](#)

VIII.I.B. BILL #2177

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI REVOKING A LANDMARK AND PRESERVATION AREA (LPA) THAT WAS GRANTED UPON A THREE (3) ACRE PROPERTY THAT IS LOCATED ON THE WEST SIDE OF CENTAUR ROAD, NORTH OF WILD HORSE CREEK ROAD, THEREBY ELIMINATING THE POTENTIAL ALLOWANCES FOR ITS EXPANDED REUSE FOR COMMERCIAL ACTIVITIES; ALL BEING CONSISTENT WITH THE REPORT ON THIS MATTER THAT WAS PREPARED BY THE PLANNING AND ZONING COMMISSION AND DATED APRIL 4, 2016 – PZ. 24-14 Centaur Station, c/o Michael Phelan. Recommended by the Planning and Zoning Commission (Second Reading) (Ward – One)

Documents: [BILL 2177.PDF](#)

VIII.I.C. BILL #2178

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI, TO EXECUTE A CONTRACT ON BEHALF OF THE CITY OF WILDWOOD WITH L. KRUPP CONSTRUCTION FOR THE RESURFACING OF ALT ROAD, ALLENTON ROAD, HARDT ROAD, AND EATHERTON ROAD (FROM ROUTE 109 TO WILD HORSE CREEK ROAD), INCLUDING TRAFFIC CONTROL AND OTHER INCIDENTAL ITEMS AS SHOWN ON THE CONSTRUCTION DRAWINGS AND SPECIFICATIONS. Recommended by the Administration/Public Works Committee (Second Reading) (Wards – One, Three, and Six)

Documents: [BILL 2178.PDF](#)

VIII.I.D. BILL #2179

AN ORDINANCE AMENDING CHAPTER 210 OF THE CITY OF WILDWOOD, MISSOURI MUNICIPAL CODE BY REPEALING AND RE-ENACTING SECTION 210.040 PERTAINING TO THE OFFENSE OF PARENTAL NEGLECT. Recommended by the Board of Public Safety (Second Reading) (Wards – All)

Documents: [BILL 2179.PDF](#)

VIII.I.E. BILL #2180

AN ORDINANCE ADOPTING AN ECONOMIC DEVELOPMENT PLAN FOR THE CITY OF WILDWOOD. Recommended by the Planning/Economic Development/Parks Committee (Second Reading) (Wards – All)

Documents: [BILL 2180.PDF](#)

VIII.I.F. BILL #2181

AN ORDINANCE APPROVING THE ADJUSTMENT OF CERTAIN COMMON BOUNDARY LINES BETWEEN TWO (2) EXISTING PARCELS OF GROUND, KNOWN AS TRACTS 1 AND 2 [ST. LOUIS COUNTY LOCATOR NUMBERS: 25X430041 AND 25Y640052, RESPECTIVELY]; BOTH BEING LOCATED IN PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI, AND MORE SPECIFICALLY SITUATED ON THE SOUTHWEST SIDE OF MELROSE ROAD, NORTHWEST OF STATE ROUTE 100, FOR THE PURPOSES OF TRANSFERRING APPROXIMATELY THREE (3) ACRES BETWEEN THE TWO (2) PROPERTIES. Recommended by the Department of Planning (Second Reading) (Ward – Six)

Documents: [BILL 2181.PDF](#)

VIII.I.G. BILL #2182

AN ORDINANCE AUTHORIZING THE VACATION OF CERTAIN EXISTING EASEMENTS, ESTABLISHED FOR UTILITY, ACCESS, AND INGRESS/EGRESS PURPOSES UPON PROPERTY KNOWN AS THE BOUNDARY ADJUSTMENT PLAT OF CAMBURY AND CAMBURY PLAT TWO, RECORDED IN PLAT BOOK 351, PAGE 206, OF THE ST. LOUIS COUNTY RECORDER OF DEEDS OFFICE, ALL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI, AND SAID PROPERTY BEING MORE SPECIFICALLY SITUATED ON THE SOUTH SIDE OF STATE ROUTE 100, EAST OF STATE ROUTE 109, THEREBY ELIMINATING RIGHTS TO SAID EASEMENTS, GIVEN NEWLY-ESTABLISHED EASEMENTS WERE GRANTED BY THE CAMBURY HOMEOWNERS ASSOCIATION TO THE CITY, PER CAMBURY PLAT THREE, AS RECORDED IN PLAT BOOK 363, PAGES 493-495, FOR THE PURPOSES OF ALLOWING BETTER PLACEMENT OF THEM RELATIVE TO THE NEWLY-PLATTED BOUNDARY LINES FOR THIS RESIDENTIAL REDEVELOPMENT PROJECT, ALL BEING APPROVED BY THE CITY COUNCIL VIA AMENDED PLANNED RESIDENTIAL DEVELOPMENT OVERLAY DISTRICT ORDINANCE #2127 ON SEPTEMBER 28, 2015. Recommended by the Department of Planning (Second Reading) (Ward – Eight)

Documents: [BILL 2182.PDF](#)

VIII.II. NEW BUSINESS

VIII.II.A. BILL #2183

AN ORDINANCE AMENDING SECTION 110.120 OF THE CITY OF WILDWOOD, MISSOURI MUNICIPAL CODE. Recommended by the Administration/Public Works Committee (First Reading) (Wards – All)

Documents: [BILL 2183.PDF](#)

VIII.II.B. BILL #2184

AN ORDINANCE AMENDING SECTION 110.250 OF THE CITY OF WILDWOOD, MISSOURI MUNICIPAL CODE. Recommended by the Administration/Public Works Committee (First Reading) (Wards – All)

Documents: [BILL 2184.PDF](#)

VIII.II.C. BILL #2185

AN ORDINANCE AUTHORIZING AN AGREEMENT WITH GOLTERMAN AND SABO ARCHITECTURAL PRODUCTS FOR PHASE TWO OF THE CITY OF WILDWOOD MUNICIPAL BUILDING ACOUSTICAL TREATMENT PROJECT. Recommended by the Administration/Public Works Committee (First Reading) (Ward – Eight)

Documents: [BILL 2185.PDF](#)

### VIII.III. RESOLUTIONS

#### VIII.III.A. RESOLUTION #2016-11

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI ENDORSING, AND THEREBY RATIFYING, THE MASTER PLAN 2016, AS THE AMENDED MASTER PLAN OF THE CITY OF WILDWOOD, MISSOURI. Recommended by the Planning and Zoning Commission (Wards – All)

Documents: [RESOLUTION 2016-11.PDF](#)

#### VIII.III.B. RESOLUTION #2016-12

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO EXECUTE A CONTRACT WITH *GERSHENSON CONSTRUCTION INC.* FOR EROSION CONTROL WORK WITHIN BONHOMME CREEK, ABUTTING PHASE ONE OF THE CITY'S COMMUNITY PARK. *Recommended by the Planning/Economic Development/Parks Committee (Ward – One)*

Documents: [RESOLUTION 2016-12.PDF](#)

#### VIII.III.C. RESOLUTION #2016-13

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF WILDWOOD AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO EXECUTE A CONTRACT WITH DG2 DESIGN IN THE AMOUNT OF SIXTEEN THOUSAND TWO HUNDRED SIXTY DOLLARS (\$16,260.00) FOR THE COMPLETION OF A SITE ANALYSIS AND MASTER PLAN DESIGN FOR BELLEVIEW FARM PARK. Recommended by the Planning/Economic Development/Parks Committee (Wards – All)

Documents: [RESOLUTION 2016-13.PDF](#)

### IX. OTHER

#### IX.I. Receive And File

A recommendation regarding **P.Z. 25-15 Laurie Taylor, 17715 Manchester Road, Wildwood, Missouri, 63038, c/o Volz, Inc., Mark Kilgore, 10849 Indian Head Industrial Boulevard, St. Louis, Missouri 63132** – A request for a Conditional Use Permit (CUP) in the NU Non-Urban Residence District for a thirty-two point one (32.1) acre tract of land that is located on the west side of Mueller Road, south of State Route 100, and north of Manchester Road (Locator Number 23X340061/Street Address: 17715 Manchester Road). Proposed Use: A large water feature – lake – (as defined by §415.030 of the City of Wildwood's Zoning Regulations), which exceeds one (1) acre in overall size – one point seven four (1.74) acres. (Ward – One)

Documents: [RECEIVE AND FILE P.Z. 25-15 LAURIE TAYLOR.PDF](#)

#### IX.II. Construction Project Update

Documents: [CONSTRUCTION PROJECT UPDATE 5-6-2016.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