



WILDWOOD®

CITY OF WILDWOOD

OCTOBER 24, 2016 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 7:30 P.M.

A roll call was taken, with the following results:

Present at Roll Call:

Mayor Jim Bowlin
Council Member Larry McGowen
Council Member Glen DeHart
Council Member Raymond Manton
Council Member Ed Marshall
Council Member Jim Baugus
Council Member Sue Cullinane
Council Member Marc Cox
Council Member Katie Dodwell
Council Member Debra Smith McCutchen
Council Member Dave Bertolino
Council Member Jerry Porter
Council Member Greg Alexander
Council Member Greg Stine
Council Member Jeff Levitt
Council Member Larry Goodson
Council Member Joe Garritano

Absent:

None

A quorum was present

Also present:

Mr. Ryan Thomas, City Administrator
Mr. John Young, City Attorney
Mr. Joe Vujnich, Director of Planning and
Parks
Mr. Rick Brown, Director of Public Works
Ms. Liz Weiss, City Clerk

PLEDGE OF ALLEGIANCE

Mayor Bowlin led the Pledge of Allegiance.

APPROVAL OF MINUTES

The minutes of the October 10, 2016 City Council meeting were submitted for approval. A motion was made by Council Member Baugus, seconded by Council Member Garritano, to approve the minutes. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

MAYOR APPOINTMENTS/ANNOUNCEMENTS

Introduction of Stephen Eagleton, Candidate for Missouri State Senate, District 15 (D) (Wards – All)

Stephen Eagleton (D) introduced himself to the City Council and those in attendance. Mayor Bowlin thanked him for taking the time to attend tonight's meeting.

Recognition of Matt and Jessica Hardecke – Selected as the St. Louis County Farm Family and Honored during Missouri Farm Family Day on August 15 - 2016 at the Missouri State Fair (Wards – All)

Mayor Bowlin recognized Matt and Jessica Hardecke for being selected as the St. Louis County Farm Family.

Acknowledgement of Abel Carrier for Completing the Junior Trailblazer Program (Wards – All)

Mayor Bowlin welcomed Abel Carrier to the City Council Meeting and acknowledged his achievement in completing the Junior Trailblazer Program.

Recognition of the Annual Woodchopper's Ball Competition and Host, Bill Ballard (Wards – All)

Mayor Bowlin welcomed Bill Ballard to the City Council Meeting and thanked him for hosting the Annual Woodchopper's Ball Competition. He also noted the City of Wildwood won the tug-of-war competition and retains the Woodchopper's Ball Trophy until next year, which he displayed.

Recognition of Michele R. Bauer, Former Planning and Zoning Commissioner (Ward - Eight)

Mayor Bowlin recognized and thanked Michele Bauer for her years of service on the Planning and Zoning Commission with a plaque.

Historic Preservation Commission Reappointment – Greg Barth (Ward Four) - Three Year Term

Mayor Bowlin asked the City Council to approve his recommendation to reappoint Mr. Greg Barth to the Historic Preservation Commission. A motion was made by Council Member Dodwell, seconded by Council Member Cullinane, to approve the Mayor's recommendation to reappoint Greg Barth to the Historic Preservation Commission. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

PUBLIC PARTICIPATION - NONE

PUBLIC HEARING(S)

(Postponed at the January 11, 2016 City Council Meeting – to remain postponed)

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.; 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)

UNFINISHED BUSINESS

BILL #2216 AN ORDINANCE AUTHORIZING THE APPROVAL OF A SECOND REPLACEMENT DEPOSIT AGREEMENT FOR "THE ESTATES AT DEER HOLLOW" SUBDIVISION [PB 354; PG 894]; A ONE HUNDRED TWENTY-FIVE (125) ACRE, TWENTY-SEVEN (27) LOT RESIDENTIAL SUBDIVISION LOCATED UPON A TRACT OF LAND BEING PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER AND THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI, AND, MORE SPECIFICALLY, SITUATED ON THE SOUTH SIDE OF STATE ROUTE 100, WEST OF HENCKEN ROAD. *Recommended by the Department of Planning (Second Reading) (Ward Six)*

A motion was made by Council Member Alexander, seconded by Council Member Porter, for the second reading of Bill #2216. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill #2216 was read for the second time by title only.

A roll call vote was taken for approval of the Bill #2216 with the following results:

Ayes – McGowen, DeHart, Marshall, Manton, Baugus, Cullinane, Dodwell, Cox, McCutchen, Bertolino, Porter, Alexander, Stine, Levitt, Goodson, and Garritano

Nays – None

Absent – None

Abstain – None

Whereupon Mayor Bowlin declared the motion passed and it became **ORDINANCE #2216**.

BILL #2217 AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING THE MAYOR OF THE CITY TO NEGOTIATE AND EXECUTE A SUBLICENSE AGREEMENTS WITH BAYS-ET HIGH SPEED, LLC, AND WISPER ISP, INC., FOR THE PURPOSE OF PROVIDING CONTINUOUS INTERNET SERVICES FOR CITY RESIDENTS. *Recommended by the Rural Internet Access Committee (Second Reading) (Wards – All)*
DIRECT BUDGETARY IMPLICATION: Revenue Neutral

A motion was made by Council Member Manton, seconded by Council Member McGowen, for the second reading of Bill #2217. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill #2217 was read for the second time by title only.

A roll call vote was taken for approval of the Bill #2217 with the following results:

Ayes – McGowen, DeHart, Marshall, Manton, Baugus, Cullinane, Dodwell, Cox, McCutchen, Bertolino, Porter, Alexander, Stine, Levitt, Goodson, and Garritano

Nays – None

Absent – None

Abstain – None

Whereupon Mayor Bowlin declared the motion passed and it became **ORDINANCE #2217**.

NEW BUSINESS

PROPOSED AMENDED

BILL # 2214-A AN ORDINANCE AUTHORIZING THE REAPPROVAL OF A MINOR SUBDIVISION PLAT, TO BE KNOWN AS 2461 EATHERTON RD SUBDIVISION [FORMERLY APPROVED AS SCHNEIDER SUBDIVISION], FOR A THIRTY-FOUR (34) ACRE TRACT OF LAND THAT IS PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 1 AND PART OF LOT 2 OF 'DREINHOEFER ESTATE' [PLAT BOOK 1, PAGE 63] IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 2, BOTH OF WHICH ARE LOCATED IN TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI AND, MORE SPECIFICALLY, SITUATED BETWEEN STATE ROUTE 109 TO THE WEST AND EATHERTON ROAD TO THE EAST, ALL BEING NORTH OF VIOLA GILL LANE, FOR THE PURPOSES OF CREATING THREE (3) LOTS FOR FUTURE DEVELOPMENT AND DEDICATION OF A PORTION OF PUBLIC RIGHT-OF-WAY FOR THE EXTENSION OF MAIN STREET. (Ward Eight) *Recommended by the Department of Planning (First Reading) (Ward – Eight)*

A motion was made by Council Member Garritano, seconded by Council Member Goodson, for the first reading of Bill #2214-A. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill #2214-A was read for the first time by title only.

A motion was made by Council Member Stine, seconded by Council Member Goodson, for the second reading of Bill #2214-A. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill #2214-A was read for the second time by title only.

A roll call vote was taken for passage and approval of Bill #2214-A, with the following results:

Ayes – McGowen, DeHart, Marshall, Manton, Baugus, Cullinane, Dodwell, Cox, McCutchen, Bertolino, Porter, Alexander, Stine, Levitt, Goodson, and Garritano

Nays – None

Absent – None

Abstain – None

Whereupon Mayor Bowlin declared Bill #2214-A approved, passed and it became **ORDINANCE #2214-A**.

BILL #2218 AN ORDINANCE AUTHORIZING THE APPROVAL OF A RECORD PLAT, TRUST INDENTURE, GENERAL WARRANTY DEED, AND A DEPOSIT AGREEMENT, WITH ASSOCIATED LETTERS OF CREDIT GUARANTEEING CERTAIN REQUIRED IMPROVEMENTS THEREIN, FOR A TWELVE (12) LOT RESIDENTIAL SUBDIVISION THAT IS LOCATED ON A TRACT OF LAND IN THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI AND, MORE SPECIFICALLY, SITUATED ON THE WEST SIDE OF CENTER AVENUE, SOUTH OF MANCHESTER ROAD, TO BE KNOWN AS "STONE MILL SUBDIVISION." *(Recommended by the Department of Planning (First Reading) (Ward – Eight)*

A motion was made by Council Member Goodson, seconded by Council Member Garritano, for the first reading of Bill #2218. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill #2218 was read for the first time by title only.

RESOLUTION(S)

RESOLUTION #2016-32 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE CITY ADMINISTRATOR TO EXECUTE A PURCHASE ORDER FOR PAYMENT

**TO MITCHELL, INC. D/B/A MITCHELL LAWN & LANDSCAPE FOR LANDSCAPE IMPROVEMENTS
AT THE ENTRANCE OF PINE CREEK SUBDIVISION. (Ward – One)
DIRECT BUDGETARY IMPLICATION: Revenue Neutral**

A motion was made by Council Member McGowen, for the adoption of Resolution #2016-32, which motion was seconded by Council Member DeHart. Resolution #2016-32 was read into the record. A voice vote was taken for the approval of Resolution #2016-32 with a unanimous affirmative result.

RESOLUTION #2016-33 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, CONSENTING TO THE MAYOR'S APPOINTMENT OF STEPHEN V. CROSS TO THE BOARD OF DIRECTORS OF THE CROSSINGS COMMUNITY IMPROVEMENT DISTRICT. (Wards – All)

A motion was made by Council Member Cullinane, for the adoption of Resolution #2016-33 which motion was seconded by Council Member Baugus. Resolution #2016-33 was read into the record. A voice vote was taken for the approval of Resolution #2016-33 with a unanimous affirmative result.

OTHER

Receive & File – Recommendation Report for the Payne Family Homes Appeal Process regarding P.Z. 19-15 1971 Pond Road, Payne Family Homes L.L.C., 10407 Baur Boulevard, Suite B, St. Louis, Missouri 63132 – A request for the application of a Planned Residential Development Overlay District (PRD), within the NU Non-Urban Residence District for a 78.0 acre tract of land that is located on the north side of State Route 100, west of Pond Road (Locator Number: 23W520053/Street Address: 1971 Pond Road). Proposed Use: A total of twenty-six (26) individual lots, with common ground, and required public space areas. Lots would range in size from one (1) acre to four and one-half (4.5) acres. (Ward - One)

Director of Planning and Parks Vujnich noted the Planning and Parks Committee followed the required regulations regarding the review and consideration of an appeal by a petitioner from an action by the Planning and Zoning Commission, all in accordance with the City's Zoning Ordinance. These regulations included conducting a public hearing on the matter, providing time for the submittal of new materials, and discussion of all pertinent topics in preparation of a written recommendation report by the Committee with its formal action. This action was to forward this report, with the recommendation to uphold the Planning and Zoning Commission's action of denial of this application on the subject tract of land, to the City Council.

Update Report on Community Park – Phase 2 Project (Wards – All)

Director of Planning and Parks Vujnich provided the first update report on the Phase 2 Project of the Community Park.

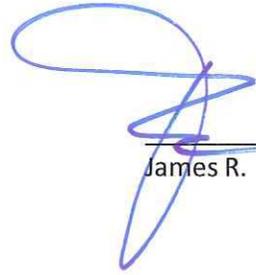
Approval of Expenditures (Wards – All)

A motion was made by Council Member Cullinane, seconded by Council Member McGowen, to approve the October 2016 Expenditures. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

ADJOURNMENT

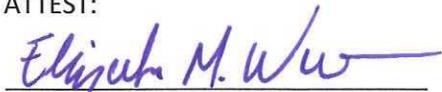
A motion was made by Council Member Levitt, seconded by Council Member Baugus, to adjourn the meeting. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. There being no further business to come before the City Council; the meeting was adjourned at 8:24 p.m.

Approved this 14th day of November, 2016.



James R. Bowlin, Mayor

ATTEST:



Liz Weiss, City Clerk

**COUNCIL WORK SESSION MINUTES
COUNCIL CHAMBERS**

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

**MONDAY, OCTOBER 24, 2016
6:30 P.M.**

<u>Present</u>	<u>Absent</u>
Bowlin	
McGowen	
DeHart	
Marshall	
Manton	
Baugus	
Cullinane	
Dodwell	
Cox	
McCutchen	
Bertolino	
Porter	
Stine	
Alexander	
Levitt	
Goodson	
Garritano	

MAYOR'S COMMENTS/ANNOUNCEMENTS/APPOINTMENTS - NONE

FOR INFORMATION

Rural Internet Access Committee Update (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 among City Council Members regarding the following item: expenditures relating to rural internet access.

PLANNING/PARKS COMMITTEE UPDATE

Recommendation Report for Payne Family Homes Appeal Process regarding 1971 Pond Road (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.

Reservation and Registration Update (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.

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.

Construction Project Update (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.

FOR ACTION

PLANNING/PARKS COMMITTEE

Financial Accounting of City's Contribution to the Pond Athletic Association – 2015 Season (Ward – One)

Director of Planning and Parks Vujnich noted the Committee Members, in voting on the release of the funding, understood the City Council's directive provided to the PAA, when the contribution was allocated by it for 2015, to allocate the entire \$10,000.00 on Wildwood residents had not been directly met. However, he noted, it was the Committee Members' belief the indirect benefits of the City's support to the four hundred forty-eight (448) Wildwood residents who play at this facility was in keeping with the City Council's direction. As a result, the Committee voted on a motion regarding the allocation of funding to PAA, and by a vote of 5-1 (Council Member Baugus voted nay), recommending to the City Council the full 2016 allocation of the \$10,000.00 be forwarded to PAA.

A motion was made by Council Member Levitt, seconded by Council Member Manton, to authorize the full allocation of \$10,000 be forwarded to Pond Athletic Association. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

EXECUTIVE [CLOSED] SESSION with regard to 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 Marshall, seconded by Council Member Garritano, to go into Executive Session at 6:58 p.m. with regard 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 – McGowen, DeHart, Marshall, Manton, Baugus, Cullinane, Dodwell, Cox, McCutchen, Bertolino, Porter, Alexander, Stine, Levitt, Goodson, and Garritano

Nays – None

Absent – None

Whereupon Mayor Bowlin declared the motion passed.

A motion was made by Council Member Stine, seconded by Council Member Levitt, to go out of Executive Session at 7:38 p.m. with regard 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 – McGowen, DeHart, Marshall, Manton, Baugus, Cullinane, Dodwell, Cox, McCutchen, Bertolino, Porter, Alexander, Stine, Levitt, Goodson, and Garritano

Nays – None

Absent – None

Whereupon Mayor Bowlin declared the motion passed.

OTHER - NONE

A motion was made by Council Member Manton, seconded by Council Member McGowen, to adjourn the Work Session. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. There being no further business; the meeting was adjourned at 7:40 p.m.