



WILDWOOD

CITY COUNCIL

AGENDA

City Hall Council Chambers
16860 Main Street, Wildwood, MO

Monday, February 28, 2022
7:00 P.M.

This meeting of the City Council will be livestreamed
at: <https://www.cityofwildwood.com/1924/Livestream>

This meeting will also be available by video conference at: <https://zoom.us/j/452669612>, or by telephone:
1-312-626-6799, Webinar ID: 452 669 612

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE OF ALLEGIANCE
- IV. APPROVAL OF MINUTES – February 14, 2022 Work Session & Regular Meeting Minutes

Documents:

[2-14-22 DRAFT MINUTES.PDF](#)

- V. PUBLIC PARTICIPATION
 - A. Public Participation And Hearing Procedures
 - B. Officials' Responses
- VI. MAYOR'S ANNOUNCEMENTS AND APPOINTMENTS
 - A. Announcements
 - 1. Proclamation – 100th Anniversary Of P.E.O. Sisterhood – Chapter DQ
 - B. Appointments
 - 1. Joe Garritano – Crossings Community Improvement District Board Of Directors – (Ward Eight) – Expired Term Ending November 2023
 - 2. Larry McGowen – Crossings Community Improvement District Board Of Directors – (Ward One) – Expired Term Ending November 2025

3. Michael Gillani – Crossings Community Improvement District Board Of Directors – (Ward Eight) – Expired Term Ending November 2025
4. Scott Bierman – Crossings Community Improvement District Board Of Directors – (Ward Two) – Expired Term Ending November 2025
5. Dave Bertolino – Crossings Community Improvement District Board Of Directors – (Ward Five) – Expired Term Ending November 2023

Documents:

[APPOINTMENT MEMO.CCID.02.28.22.PDF](#)

6. Stan Parsons – Architectural Review Board – (Ward Eight) – Unexpired Term Ending May 31, 2024

Documents:

[APPOINTMENT MEMO.ARB - PARSONS.PDF](#)

7. Holly Ferris – Wildwood Celebration Commission – (Ward Seven) – Expired Term Ending December 31, 2023

Documents:

[APPOINTMENT MEMO.WCC - FERRIS.PDF](#)

VII. PUBLIC HEARING(S)

VIII. LEGISLATION

A. UNFINISHED BUSINESS

1. BILL 2668

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING A MINOR SUBDIVISION PLAT THAT WILL RESULT IN THE CREATION OF THREE (3) LOTS OF RECORD, ALL OVER TEN (10) ACRES IN SIZE, WHICH ARE TRACT OF LAND BEING PART OF THE SOUTHWEST QUARTER (¼) OF SECTION 9, TOWNSHIP 44 NORTH, RANGE 3 EAST, OF THE 5TH PRINCIPAL MERIDIAN, WITH SUCH BEING MORE SPECIFICALLY LOCATED ON THE SOUTH SIDE OF MANCHESTER ROAD, NORTH OF MELROSE ROAD, WHICH WILL HEREAFTER BE KNOWN AS THE “ZEISER FARMS.” Recommended by the Department of Planning (Second Reading) (Ward Six)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2668.PDF](#)

2. BILL 2670

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE AN AMENDED CONTRACT WITH WILSON HYDRO, L.L.C., FOR THE PROVISION OF PROFESSIONAL SERVICES IN SUPPORT OF THE WATERSHED EROSION TASK FORCE'S EFFORTS TO BEGIN THE PERMITTING PROCESS IN ASSOCIATION WITH FOUR (4) PROJECTS THAT WILL BE REQUIRED TO OBTAIN FEDERAL, STATE, AND LOCAL AGENCIES' APPROVALS, BEFORE CONSTRUCTION, ALL OF WHICH HAVE BEEN IDENTIFIED AS IN CRITICAL NEED OF REPAIR. Recommended by the Watershed Erosion Task Force and the Planning and Parks **Committee** (Second Reading) (Wards - All)

Direct Budgetary Impact: Additional \$9,700

Funding Source: Capital Improvement Program FY2022

Strategic Plan Goal: Erosion Control

Documents:

[BILL 2670.PDF](#)

3. BILL 2671

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT WITH TODD WAGNER, WAGNER & ASSOCIATES, TO PROVIDE PROFESSIONAL CONSULTING SERVICES RELATING TO THE RESERVE AT WILDWOOD PROJECT, A FIFTY (50) ACRE DEVELOPMENT SITE RECOMMENDED FOR ONE HUNDRED THIRTY-TWO (132) HOMESITES BY THE PLANNING AND ZONING COMMISSION. Recommended by the **Department of Planning and Parks** (Second Reading) (Ward One)

Direct Budgetary Impact: \$14,325

Funding Source: Department of Planning Operating Budget

Strategic Plan Goal: N/A

Documents:

[BILL 2671.PDF](#)

4. BILL 2672

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE APPROVAL OF A REPLACEMENT DEPOSIT AGREEMENT, WITH EXTENSIONS OF THE ASSOCIATED LETTERS OF CREDIT, WHICH ARE MADE PART HEREOF AND ATTACHED HERETO, FOR THE "VILLAGES AT BRIGHTLEAF SUBDIVISION - PLAT ONE"; A SEVENTY-ONE (71) LOT RESIDENTIAL SUBDIVISION LOCATED IN SECTION ONE, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF

WILDWOOD, ST. LOUIS COUNTY, MISSOURI, AND MORE SPECIFICALLY SITUATED ON THE NORTHWEST CORNER OF STATE ROUTE 100 AND TAYLOR ROAD. **Recommended by the Department of Planning** (Second Reading) (Ward Five)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2672.PDF](#)

5. BILL 2673

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE APPROVAL OF A REPLACEMENT DEPOSIT AGREEMENT, WITH EXTENSIONS OF THE ASSOCIATED LETTERS OF CREDIT, WHICH ARE MADE PART HEREOF AND ATTACHED HERETO, FOR THE "VILLAGES AT BRIGHTLEAF SUBDIVISION - PLAT TWO"; A NINETEEN (19) LOT RESIDENTIAL SUBDIVISION LOCATED IN THE SECTION ONE, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI, AND MORE SPECIFICALLY SITUATED ON THE NORTHWEST CORNER OF STATE ROUTE 100 AND TAYLOR ROAD. **Recommended by the Department of Planning** (Second Reading) (Ward Five)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2673.PDF](#)

6. BILL 2674

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS AND OTHER ITEMS THAT ARE NECESSARY TO VACATE A MULTIPLE-USE TRAIL EASEMENT TO THE BENEFIT OF THE CITY OF WILDWOOD, AND THEN, THEREAFTER, RE-ESTABLISH THE SAME AT A NEW LOCATION WITHIN THE MANORS AT THE MEADOWS OF CHERRY HILLS SUBDIVISION, OF WHICH THE THREE (3) TRUSTEES HAVE AGREED AND SIGNED SAID INSTRUMENTS TO THIS EFFECT AND THEREBY APPROVING SUCH. **Recommended by the Planning and Parks Committee** (Second Reading) (Ward Eight)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2674.PDF](#)

B. NEW BUSINESS

1. BILL 2675

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE AN EXTENSION OF THE CITY-CONTRACTOR AGREEMENT WITH KELPE CONTRACTING, INC. ON BEHALF OF THE CITY OF WILDWOOD FOR THE 2022 CONCRETE STREET AND SIDEWALK REPLACEMENT PROJECT. Recommended by the Administration/Public Works Committee (First Reading) (Wards - All)

Direct Budgetary Impact: \$885,500

Funding Source: Road and Bridge Fund

Strategic Plan Goal: None

Documents:

[BILL 2675.PDF](#)

2. BILL 2676

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE ALL NECESSARY AND REQUIRED ITEMS RELATING TO A PROFESSIONAL SERVICES AGREEMENT WITH CIVIL DESIGN, INC. (CDI) AS THE PRIMARY CONSULTANT FOR THE DEVELOPMENT AND COMPLETION OF DESIGN, ENGINEERING, AND BID SPECIFICATIONS AND PLANS, INCLUDING CONSTRUCTION MANAGEMENT, FOR PHASE ONE OF WILDWOOD VILLAGE GREEN IN THE TOWN CENTER AREA. Recommended by the Planning and Parks Committee (First Reading) (Ward Eight)

Direct Budgetary Impact: \$193,000

Funding Source: Capital Improvement Program FY2022

Strategic Plan Goal: Enhanced Green Space

Documents:

[BILL 2676.PDF](#)

3. BILL 2677

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE ALL NECESSARY AND REQUIRED DOCUMENTS RELATING TO A PROFESSIONAL SERVICES AGREEMENT WITH SWT DESIGN FOR THE DEVELOPMENT OF A MASTER PLAN AND DESIGN FOR ROUTE 66 ROADSIDE PARK. Recommended by the Historic Preservation Commission (First Reading) (Ward Eight)

Direct Budgetary Impact: \$30,000

Funding Source: Capital Improvement Program FY2022

Strategic Plan Goal: Enhanced Green Space

Documents:

[BILL 2677.PDF](#)

4. BILL 2678

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, THAT HEREBY ENDORSES, RATIFIES, AND AUTHORIZES A CHANGE TO THE TOWN CENTER REGULATING PLAN, THE REZONING OF PROPERTY, AND THE APPLICATION OF A PLANNED RESIDENTIAL DEVELOPMENT OVERLAY DISTRICT (PRD) ONTO A SET OF PROPERTIES TOTALING 2.5 ACRES THAT ARE LOCATED ON THE NORTH AND SOUTH SIDES OF NEW COLLEGE AVENUE, WEST OF WEST AVENUE, AND EAST OF STATE ROUTE 109, THEREBY ALLOWING UP TO EIGHTEEN (18) ATTACHED ROWHOUSES ON INDIVIDUAL LOTS, WITH COMMON GROUND AND REQUIRED PUBLIC SPACES AREAS, ALL BEING CONSISTENT WITH THE PLANNING AND ZONING COMMISSION'S ACTION UPON ITS LETTER OF RECOMMENDATION, BEING DATED JANUARY 18, 2022. Recommended by the Planning and Zoning Commission (First Reading) (Ward Eight)

Direct Budgetary Impact: N/A

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2678.PDF](#)

5. BILL 2679

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, THAT HEREBY AUTHORIZES THE REZONING A PROPERTY, WHICH TOTALS 6.4 ACRES, AND BEING LOCATED ON THE WEST SIDE OF STATE ROUTE BA, NORTH OF POND

ROAD, FROM THE FPPS FLOODPLAIN PARKS AND SCENIC DISTRICT AND PS PARK AND SCENIC DISTRICT TO THE FPNU FLOODPLAIN NON-URBAN RESIDENCE DISTRICT AND NU NON-URBAN RESIDENCE DISTRICT FOR THE PURPOSES OF RESIDENTIAL USE, ALL BEING CONSISTENT WITH THE PLANNING AND ZONING COMMISSION'S ACTION ON JANUARY 18, 2022 REGARDING ITS LETTER OF RECOMMENDATION ON THIS MATTER.

Recommended by the Planning and Zoning Commission (First Reading) (Ward One)

Direct Budgetary Impact: N/A

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2679.PDF](#)

6. BILL 2680

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, THAT AUTHORIZES THE APPROVAL OF A REPLACEMENT DEPOSIT AGREEMENT, WITH EXTENSIONS OF THE ASSOCIATED LETTERS OF CREDIT, WHICH ARE MADE PART HEREOF AND ATTACHED HERETO, FOR THE "VILLAGES AT BRIGHTLEAF SUBDIVISION - PLAT THREE;" A ONE HUNDRED TWO (102) LOT RESIDENTIAL SUBDIVISION LOCATED IN SECTION ONE, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI, AND MORE SPECIFICALLY SITUATED ON THE NORTHWEST CORNER OF STATE ROUTE 100 AND TAYLOR ROAD. Recommended by the Department of Planning (First Reading) (Ward Five)

Direct Budgetary Impact: N/A

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2680.PDF](#)

7. BILL 2681

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A COST SHARE AGREEMENT WITH THE MISSOURI DEPARTMENT OF CONSERVATION UNDER THE TREE RESOURCE IMPROVEMENT AND MAINTENANCE (TRIM) GRANT PROGRAM FOR STATE FUNDING TO COMPLETE A CITYWIDE INVENTORY OF STREET TREES. *Recommended by the Administration/Public Works Committee (First Reading) (Wards – All)*

Direct Budgetary Impact: \$7,595.00 (25% of \$30,380)

Funding Source: Department of Public Works Operating Budget

Strategic Plan Goal: Enhanced Green Space

Documents:

[BILL 2681.PDF](#)

8. BILL 2682

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A MEMORANDUM OF UNDERSTANDING WITH ST. LOUIS COUNTY, MISSOURI, TO PROVIDE FOR RAPID RECTANGULAR FLASHING BEACONS AT THE PEDESTRIAN CROSSING LOCATED ON OLD STATE ROAD IMMEDIATELY WEST OF THE INTERSECTION OF OLD STATE ROAD AND RIDGE ROAD WITHIN THE CITY. Recommended by the City Administrator (First Reading) (Ward Seven)

Direct Budgetary Impact: \$5,940

Funding Source: Road and Bridge Fund

Strategic Plan Goal: Public Works/Public Safety

Documents:

[BILL 2682.PDF](#)

IX. RESOLUTIONS

A. RESOLUTION 2022-7

A RESOLUTION BY THE COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, WHICH HEREBY COMMITS THAT DURING THE 2-YEAR GRANT PERIOD APPROPRIATE CITY OFFICIALS WILL ATTEND A MINIMUM OF ½ PLUS 1 OFFERED REGIONAL WORKSHOPS OR CONFERENCES PER YEAR CONDUCTED BY MISSOURI MAIN STREET CONNECTION FOR THE PURPOSE OF LEARNING THE MAIN STREET FOUR-POINT APPROACH® TO REVITALIZATION, AS DESCRIBED IN THE COMMUNITY EMPOWERMENT GRANT APPLICATION, DURING THE START-UP PHASE OF THE REVITALIZATION INITIATIVE. Recommended by the Economic Development Committee and Historic Preservation Commission (Wards One, Seven, and Eight)

Direct Budgetary Impact: \$12,320 - 40% match of overall \$30,800 grant

Funding Source: Department of Planning Operating Budget

Strategic Plan Goal: Economic Development

Documents:

X. CONSENT AGENDA

A. Approval Of Expenditures

Documents:

[EXPENDITURES.PDF](#)

XI. MISCELLANEOUS

XII. ADJOURNMENT

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 will provide reasonable accommodations for persons attending City Council meetings. Requests for reasonable accommodations should be made by contacting Megan Eldridge, City Clerk at 636-458-0440 or email at megan@cityofwildwood.com at least 48 hours prior to the start of the meeting.