



WILDWOOD

CITY COUNCIL

AGENDA

City Hall Council Chambers
16860 Main Street, Wildwood, MO

Monday, August 8, 2022
6:30 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 (See Consent Agenda)
- V. PUBLIC PARTICIPATION
 - A. Public Participation And Hearing Procedures
 - B. Officials' Responses
- VI. MAYOR'S ANNOUNCEMENTS AND APPOINTMENTS
 - A. Announcements
 1. Proclamation – R&R Ranch
 2. The Jeanie Hood Achievement Award

Documents:

[MEMORANDUM TO CITY COUNCIL.JEANIE HOOD ACHIEVEMENT AWARD.PDF](#)

3. City Administrator Search - Administration/Public Works Committee

Documents:

[MEMORANDUM TO CITY COUNCIL.CITY ADMINISTRATOR SEARCH.PDF](#)

B. Appointments (See Consent Agenda)

VII. PUBLIC HEARING(S)

A. P.Z. 4-22 City Of Wildwood Planning And Zoning Commission C/O Department Of Planning And Parks, 16860 Main Street, Wildwood Missouri 63040

A request for a change in zoning of a 26.75-acre parcel of ground generally located on the west side of Hencken Road, south of its intersection with State Route 100 (Street Address: 4064 Hencken Road; Locator Number: 26Y340014), from the NU Non-Urban Residence District to PS Park and Scenic District. The subject property was donated to the City by its previous owner and currently has several existing structures and buildings on the property, inclusive of a single-family dwelling and a number of accessory sheds. The deed restrictions established by the donor set out the conditions associated with the future uses of the property, which include such being free of charge; it being maintained as an undeveloped wildlife refuge and preserved for the purposes of picnicking, bird watching, hiking, and fishing; hunting, shooting, or killing not being permitted; the property remaining in its natural state; and such being named Poërtner Park. (Ward Six)

Documents:

[P.Z. 4-22 POERTNER PARK REZONING.PDF](#)

VIII. LEGISLATION

A. UNFINISHED BUSINESS

1. BILL #2709

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AMENDING THE BOUNDARY OF THE SPECIAL CIRCUMSTANCES OVERLAY DISTRICT (SCOD) BY INCLUDING THEREIN A SINGLE LEGAL LOT OF RECORD, BEING IDENTIFIED HEREIN AS 162 STRECKER ROAD, WITH SAID ACTION BEING CONSISTENT WITH THE LETTER OF RECOMMENDATION COMPLETED AND SUBMITTED BY THE PLANNING AND ZONING COMMISSION DATED APRIL 4, 2022. Recommended by the Planning and Zoning Commission (Second Reading) (Ward Four)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2709.PDF](#)

2. BILL #2710

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AMENDING THE BOUNDARY OF THE SPECIAL CIRCUMSTANCES OVERLAY DISTRICT (SCOD) BY INCLUDING THEREIN A SINGLE LEGAL LOT OF RECORD, IDENTIFIED HEREIN AS 210 STRECKER ROAD, WITH SAID ACTION BEING CONSISTENT

WITH THE LETTER OF RECOMMENDATION COMPLETED AND SUBMITTED BY THE PLANNING AND ZONING COMMISSION DATED APRIL 4, 2022.
Recommended by the Planning and Zoning Commission (Second Reading)
(Ward Four)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2710.PDF](#)

3. BILL #2718

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, REGARDING P.Z. 24-21 CITY OF WILDWOOD PLANNING AND ZONING COMMISSION, AUTHORIZING CHANGES TO THE REGULATIONS THAT ARE ASSOCIATED WITH CHAPTER 415.030 DEFINITIONS, CHAPTER 415.090 NU NON-URBAN RESIDENCE DISTRICT, CHAPTER 415.110 R-1 ONE ACRE RESIDENCE DISTRICT, CHAPTER 415.120 R-1A 22,000 SQUARE FOOT RESIDENCE DISTRICT, CHAPTER 415.130 R-2 15,000 SQUARE FOOT RESIDENCE DISTRICT, CHAPTER 415.140 R-3 10,000 SQUARE FOOT RESIDENCE DISTRICT, CHAPTER 415.150 R-4 7,500 SQUARE FOOT RESIDENCE DISTRICT, AND CHAPTER 415.160 R-6A 4,500 SQUARE FEET RESIDENCE DISTRICT OF THE CITY OF WILDWOOD'S ZONING ORDINANCE, THAT ARE INTENDED TO CLARIFY THE ALLOWANCES AND/OR PROHIBITIONS FOR SHORT-TERM RENTALS WITHIN THIS COMMUNITY.
Recommended by the Planning and Zoning Commission (Second Reading)
(Wards - All)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2718.PDF](#)

4. BILL #2719

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, REGARDING P.Z. 28-21 ASHLEIGH GROVE, CYPRESS REAL ESTATE, L.L.C., C/O DANIEL STEGMAN, AUTHORIZING A CHANGE IN ZONING FROM THE NU NON-URBAN RESIDENCE DISTRICT TO THE R-3 10,000 SQUARE FOOT RESIDENCE DISTRICT, ALONG WITH A PLANNED RESIDENTIAL OVERLAY DISTRICT (PRD), FOR A FIVE ACRE PARCEL OF GROUND LOCATED ON THE WEST SIDE OF CENTER AVENUE, SOUTH OF ITS INTERSECTION WITH MANCHESTER ROAD, AND APPROVING ELEVEN NEW SINGLE FAMILY

DWELLINGS, ALONG WITH THE RETENTION OF THE EXISTING RESIDENCE, ALL BEING ON INDIVIDUAL LOTS OF RECORD, WITH STREET IMPROVEMENTS, COMMON GROUND, AND REQUIRED STORMWATER AND PUBLIC SPACE AREAS. *Recommended by the Planning and Zoning Commission (Second Reading) (Ward Eight)*

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2719.PDF](#)

[MEMORANDUM RE BILL 2719 ASHLEIGH GROVE.PDF](#)

5. BILL #2720

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING A CHANGE IN ZONING FROM THE NU NON-URBAN RESIDENCE DISTRICT TO THE R-3 10,000 SQUARE FOOT RESIDENCE DISTRICT FOR A 0.69 ACRE PARCEL OF GROUND LOCATED AT THE SOUTHWEST CORNER OF MANCHESTER ROAD AND EAST AVENUE AND PART OF THE CITY'S TOWN CENTER AREA. *Recommended by the Planning and Zoning Commission (Second Reading) (Ward Eight)*

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2720.PDF](#)

6. BILL #2721

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, REAUTHORIZING AN APPROVAL OF A RECORD PLAT FOR A THREE LOT MINOR SUBDIVISION OF PROPERTY, EACH PARCEL OF GROUND EXCEEDING TWELVE ACRES IN SIZE, LOCATED ON THE WEST SIDE OF MANCHESTER ROAD, NORTH OF ITS INTERSECTION WITH MELROSE ROAD, AND TO BE KNOWN AS "ZEISER FARMS SUBDIVISION." *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 2721.PDF](#)

B. NEW BUSINESS

1. BILL #2722

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING A MINOR SUBDIVISION PLAT THAT WILL RESULT IN THE CREATION OF THREE LOTS OF RECORD, WHICH ARE ALL PART OF A TRACT OF THE U.S. SURVEY 766, TOWNSHIP 44 NORTH, RANGE 4 EAST, OF THE 5TH PRINCIPAL MERIDIAN, LOCATED ON THE WEST SIDE OF STATE ROUTE 109, AT ITS INTERSECTION WITH WHITSETTS FORK ROAD, AND TO HEREAFTER BE KNOWN AS THE "3303 WHITSETTS FORK ROAD SUBDIVISION."

Recommended by the Department of Planning (First Reading) (Ward Six)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

Documents:

[BILL 2722.PDF](#)

2. BILL #2723

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH THE ST. LOUIS COUNTY DEPARTMENT OF COMMUNITY DEVELOPMENT FOR CURRENT AND FUTURE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FUNDS ALLOCATIONS, WHILE ALSO APPROVING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO ENDORSE THE MUNICIPAL HOUSING AND COMMUNITY SUPPLEMENTAL COOPERATION AGREEMENT FOR FISCAL YEARS 2021, 2022, and 2023. Recommended by the Department of Planning (First Reading) (Wards - All)

Direct Budgetary Impact: \$25,500/year to the City

Funding Source: Department of Housing and Urban Development via St. Louis County

Strategic Plan Goal: Financial Resource Development

Documents:

[BILL 2723.PDF](#)

3. BILL #2724

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE

MAYOR TO NEGOTIATE AND EXECUTE A CITY-CONTRACTOR AGREEMENT WITH CONOYER BROTHERS LANDSCAPING, INC., FOR THE INSTALLATION OF CERTAIN LANDSCAPE AREAS WITHIN THE CITY. *Recommended by the Administration/Public Works Committee (First Reading) (Wards One, Five, and Eight)*

Direct Budgetary Impact: \$247,663

Funding Source: Road and Bridge Fund/Capital Improvement Sales Tax Fund

Strategic Plan Goal: Enhanced Green Space

Documents:

[BILL 2724.PDF](#)

4. BILL #2725

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AMENDING CHAPTER 205 OF THE CODE OF ORDINANCES OF THE CITY OF WILDWOOD BY ENACTING A NEW SECTION 205.015, AND PROHIBITING THE FEEDING OF DEER IN THE CITY. Recommended by the Administration/Public Works Committee (First Reading) (Wards - All)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: Public Works/Public Safety

Documents:

[BILL 2725.PDF](#)

5. BILL #2726

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A CITY-CONSULTANT AGREEMENT WITH HR GREEN, INC. TO COMPLETE THE DESIGN OF A NEW ROUNDABOUT IMPROVEMENT PROJECT ON STATE ROUTE 109 AT STATE ROUTE BA (SOUTH) WITHIN THE CITY OF WILDWOOD. *Recommended by the Administration/Public Works Committee (First Reading) (Wards One, Three, and Five)*

Direct Budgetary Impact: \$107,796 (\$255,796.00- federal grant of \$148,000)

Funding Source: Capital Improvement Sales Tax Fund

Strategic Plan Goal: Public Works/Public Safety

Documents:

[BILL 2726.PDF](#)

IX. RESOLUTIONS (See Consent Agenda)

X. CONSENT AGENDA

A. Approval Of July 11, 2022 Work Session & Regular Meeting Minutes

Documents:

[7-11-2022 DRAFT MINUTES.PDF](#)

B. Approval Of Expenditures - Grant The Mayor Authority To Approve August 2022 Expenditures (Wards – All)

C. Mayor's Appointments

1. Kevin Gleason - (Ward Six) - Board Of Public Safety – Term Ending June 30, 2025

Documents:

[APPOINTMENT MEMO.BPS.GLEASON.PDF](#)

2. Susan Siebert – (Ward Eight) – Board Of Ethics – Term Ending July 2027

Documents:

[APPOINTMENT MEMO.BOE.SIEBERT.REAPPOINTMENT.PDF](#)

3. Stan Parsons – (Ward Eight) – Board Of Ethics (Alternate) – Term Ending July 2027

Documents:

[APPOINTMENT MEMO.BOE.PARSONS.2022.PDF](#)

4. Jim Van Nest - (Ward One) - Board Of Adjustment – Unexpired Term Ending February 2027

Documents:

[APPOINTMENT MEMO.BOA.VAN NEST.PDF](#)

D. RESOLUTIONS

1. RESOLUTION #2022-20

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE FILING OF AN APPLICATION TO THE EAST-WEST GATEWAY COUNCIL OF GOVERNMENTS AND THE MISSOURI DEPARTMENT OF TRANSPORTATION FOR FEDERAL FUNDING OF A CAPITAL PROJECT TO CONSTRUCT BIKE AND PEDESTRIAN FACILITIES ALONG EATHERTON ROAD BETWEEN MANCHESTER ROAD TO CAMBURY LANE UNDER THE TRANSPORTATION ALTERNATIVES FUNDING PROGRAM FOR THE ST. LOUIS REGION. Recommended by the Administration/Public Works Committee (Ward Eight)

Direct Budgetary Impact: \$248,000 (20% of \$1,240,000) + \$4,960 application fee

Funding Source: Capital Improvement Sales Tax Fund

Strategic Plan Goal: Public Works/Public Safety

Documents:

[RESOLUTION 2022-20.PDF](#)

2. RESOLUTION #2022-21

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE FILING OF AN APPLICATION TO THE EAST-WEST GATEWAY COUNCIL OF GOVERNMENTS AND THE MISSOURI DEPARTMENT OF TRANSPORTATION FOR FEDERAL FUNDING OF A CAPITAL PROJECT TO CONSTRUCT THE GREEN PINES PARK CONNECTOR PATH UNDER THE TRANSPORTATION ALTERNATIVES FUNDING PROGRAM FOR THE ST. LOUIS REGION. Recommended by the Administration/Public Works Committee (Ward Five)

Direct Budgetary Impact: \$53,400.00 (20% of \$267,000) + \$1,068 application fee

Funding Source: Capital Improvement Sales Tax Fund

Strategic Plan Goal: Public Works/Public Safety

Documents:

[RESOLUTION 2022-21.PDF](#)

3. RESOLUTION #2022-22

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI, ENDORSING AND THEREBY COMMITTING THE SUM OF \$700,000.00, REPRESENTING THE COMMUNITY'S MATCH AS THE PROJECT SPONSOR AND APPLICANT, TO THE MUNICIPAL PARK GRANT PROGRAM OF THE COUNTY OF ST. LOUIS FOR THE DEVELOPMENT/FIRST PHASE OF IMPLEMENTATION OF THE WILDWOOD "VILLAGE GREEN" PROJECT. Recommended by the Department of Planning and Parks (Ward Eight)

Direct Budgetary Impact: \$700,000

Funding Source: Capital Improvement Sales Tax Fund

Strategic Plan Goal: Enhanced Green Space

Documents:

[RESOLUTION 2022-22.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.