



# WILDWOOD

## CITY COUNCIL

### AGENDA

City Hall Council Chambers  
16860 Main Street, Wildwood, MO

Monday, May 9, 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
  - B. Appointments
    1. Board Of Adjustment – Term Ending February 2027
- VII. PUBLIC HEARING(S)
  - A. P.Z. 12-21 City Of Wildwood Planning And Zoning Commission C/O Department Of Planning, City Hall, 16860 Main Street, Wildwood, Missouri 63040

A request of the Planning and Zoning Commission to consider the amendment and the change of the zoning district boundaries and classification of properties in the City by establishing the boundaries of the Special Circumstances Overlay District (SCOD), Chapter 415.505 Special Circumstances Overlay District (SCOD) of the Zoning Ordinance, and including within such district boundaries certain property generally located on the south side of Strecker Road, east of Englebrook Court, consisting of approximately 3.09 acres, and with a street address of 162 Strecker Road (St. Louis County Locator Number 22U310152), which is currently zoned R-1 One Acre Residence District. (Ward Four)
  - B. P.Z. 16-21 City Of Wildwood Planning And Zoning Commission C/O Department Of Planning, City Hall, 16860 Main Street, Wildwood, Missouri 63040

A request of the Planning and Zoning Commission to consider the amendment and the change of the zoning district boundaries and classification of properties in the City by establishing the boundaries of the Special Circumstances Overlay District (SCOD), Chapter 415.505 Special Circumstances Overlay District (SCOD) of the Zoning Ordinance, and including within such district boundaries certain property generally located on the south side of Strecker Road, east of Englebrook Court, consisting of approximately 7.51 acres, and with a street address of 210 Strecker Road (St. Louis County Locator Number 22U220242), which is currently zoned NU Non-Urban Residence District. (Ward Four)

C. Caption: City Of Wildwood Planning And Zoning Commission, C/O Department Of Planning, City Hall, 16860 Main Street, Wildwood, Missouri 63040

**Case Number:** P.Z. 30-21

**Applicant:** City of Wildwood

**Hearing Date:** Monday, May 9, 2022

**Hearing Time:** 7:00 p.m.

**Hearing Location:** City Hall Council Chambers, 16860 Main Street, Wildwood, Missouri 63040

Notice is hereby given that, at its meeting on April 11, 2022, pursuant to Section 415.500(l)(3) of the Code of Ordinances of the City of Wildwood, Missouri (the "City Code") the of the City of Wildwood, Missouri, (the "City Council") exercised its 'Power of Review' of the Planning And Zoning Commission's denial of certain changes to Chapter 415 of the Code of Ordinances of the City of Wildwood by enacting a new Section 415.600 Supplementary Regulations for Agricultural and Aquacultural Operations, which would thereby allow the restoration and authorization of any use permitted by right on any site therein having said type of activity in association with it, without effecting its non-conforming nature. (Wards - All)

## VIII. LEGISLATION

### A. UNFINISHED BUSINESS

#### 1. BILL #2613

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, SUBMITTING TO THE QUALIFIED VOTERS OF THE CITY, FOR THEIR APPROVAL AT THE GENERAL ELECTION TO BE HELD IN THE CITY ON THE 2<sup>ND</sup> DAY OF NOVEMBER, 2021, A PROPOSITION TO AUTHORIZE THE CITY TO IMPOSE A SALES TAX OF ONE -HALF OF ONE PERCENT (0.5%) ON ALL RETAIL SALES MADE IN THE CITY, WITH THE REVENUE GENERATED THEREFROM TO BE USED TO PROVIDE FUNDING FOR STORM WATER CONTROL AND LOCAL PARKS. Recommended by the City Council (Second Reading) (Wards - All)

Direct Budgetary Impact: \$15,000 - \$30,000

Funding Source: General Fund Operating Expenditures

Strategic Plan Goal: Enhanced Green Space

Documents:

[BILL 2613.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 SERVICE AGREEMENT WITH HUMAN NATURE AND CIVIL DESIGN, INC. (CDI) FOR THE DEVELOPMENT AND COMPLETION OF DESIGN, ENGINEERING, AND BID SPECIFICATIONS AND PLANS FOR PHASE ONE OF WILDWOOD VILLAGE GREEN IN TOWN CENTER AREA. Recommended by the Planning and Parks Committee (Second Reading) (Ward Eight)

Direct Budgetary Impact: \$193,000

Funding Source: Capital Improvement Program Sales Tax Fund FY2022

Strategic Plan Goal: Enhanced Green Space

Documents:

[BILL 2676.PDF](#)

3. BILL #2697

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, REVISING THE BUDGET FOR THE CITY OF WILDWOOD, MISSOURI, FOR THE FISCAL YEAR COMMENCING ON JANUARY 1, 2021, AND ENDING ON DECEMBER 31, 2021. Recommended by the City Administrator (Second Reading) (Wards - All)

Direct Budgetary Impact: \$25,073

Funding Source: All Funds

Strategic Plan Goal: N/A

Documents:

[BILL 2697.PDF](#)

4. BILL #2698

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A CITY-CONTRACTOR AGREEMENT ON BEHALF OF THE CITY WITH M&H CONCRETE CONTRACTORS, INC., FOR THE FY2022 CONCRETE STREET AND SIDEWALK REPLACEMENT PROJECT, INCLUDING TRAFFIC CONTROL AND OTHER INCIDENTAL ITEMS AS SHOWN ON THE PROJECT SPECIFICATIONS AND DRAWINGS. Recommended by the Administration/Public Works Committee (Second Reading) (Wards - All)

Direct Budgetary Impact: \$885,000

Funding Source: Road and Bridge Fund

Strategic Plan Goal: N/A

Background

Information: [HTTPS://WWW.CITYOFWILDWOOD.COM/AGENDACENTER/VIEWFILE/ITEM/32322?FILEID=33974](https://www.cityofwildwood.com/agendacenter/viewfile/item/32322?fileid=33974)

Documents:

[BILL 2698.PDF](#)

5. BILL #2699

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A COST SHARE AGREEMENT BY AND BETWEEN THE CITY OF WILDWOOD, MISSOURI, AND THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION TO OBTAIN STATE FUNDING FOR THE DESIGN AND CONSTRUCTION OF INTERSECTION IMPROVEMENTS ON STATE ROUTE 100 AT POND ROAD AND AT STATE ROUTE T IN THE CITY. Recommended by the Administration/Public Works Committee (Second Reading) (Wards One and Six)

Direct Budgetary Impact: \$1,505,000.00 (50% Of \$3,010,000)

Funding Source: Capital Improvement Sales Tax Fund

Strategic Plan Goal: Public Works/Public Safety

Background

Information: [HTTPS://WWW.CITYOFWILDWOOD.COM/AGENDACENTER/VIEWFILE/ITEM/32324?FILEID=33973](https://www.cityofwildwood.com/agendacenter/viewfile/item/32324?fileid=33973)

Documents:

[BILL 2699.PDF](#)

6. BILL #2700

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A COST SHARE AGREEMENT BY AND BETWEEN THE CITY OF WILDWOOD, MISSOURI, AND THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION TO OBTAIN STATE FUNDING FOR THE DESIGN AND CONSTRUCTION OF TURN LANE IMPROVEMENTS ON STATE ROUTE 100 AT MANCHESTER ROAD/BOONESS LANE, WOODLAND MEADOWS DRIVE, HENCKEN ROAD, AND HAWKS REST ROAD/WINDY HOLLOW LANE IN THE CITY. Recommended by the Administration/Public Works Committee (Second Reading) (Wards One and Six)

Direct Budgetary Impact: \$1,405,000.00 (50% Of \$2,810,000)

Funding Source: Capital Improvement Sales Tax Fund

Strategic Plan Goal: Public Works/Public Safety

Background

Information: [HTTPS://WWW.CITYOFWILDWOOD.COM/AGENDACENTER/VIEWFILE/ITEM/32324?FILEID=33973](https://www.cityofwildwood.com/agendacenter/viewfile/item/32324?fileid=33973)

Documents:

[BILL 2700.PDF](#)

7. BILL #2701

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A CITY-CONSULTANT AGREEMENT WITH CB ENGINEERING,

INC., D/B/A COCHRAN, FOR CONSTRUCTION INSPECTION AND MATERIALS TESTING SERVICES FOR CAPITAL IMPROVEMENT PROJECTS FOR THE CITY. Recommended by the Administration/Public Works Committee (Second Reading) (Wards - All)

Direct Budgetary Impact: \$65,000

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

Strategic Plan Goal: N/A

Background

Information: [HTTPS://WWW.CITYOFWILDWOOD.COM/AGENDACENTER/VIEWFILE/ITEM/32325?FILEID=33971](https://www.cityofwildwood.com/agendacenter/viewfile/item/32325?fileid=33971)

Documents:

[BILL 2701.PDF](#)

## B. NEW BUSINESS

### 1. BILL #2706

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING A CHANGE IN ZONING FROM THE R-1 ONE ACRE RESIDENCE DISTRICT, WITH A CONDITIONAL USE PERMIT (CUP), TO THE R-3 10,000 SQUARE FOOT RESIDENCE DISTRICT, FOR A 1.39-ACRE PARCEL OF GROUND THAT IS DESIGNATED THE 'NEIGHBORHOOD EDGE' DISTRICT OF THE TOWN CENTER REGULATING PLAN, WHICH IS LOCATED ON THE EAST SIDE OF CENTER AVENUE AT ITS INTERSECTION WITH BORDEAUX WALK WAY. Recommended by the Department of Planning (First Reading) (Ward Eight)

Direct Budgetary Impact: None

Funding Source: N/A

Strategic Plan Goal: N/A

### 2. BILL #2707

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 A TRAFFIC STUDY OF STATE ROUTE 109, FROM STATE ROUTE BA (SOUTH) TO CLAYTON ROAD, WHICH WILL EVALUATE AND RECOMMEND FUTURE IMPROVEMENTS TO THE CORRIDOR. Recommended by the Administration/Public Works Committee (First Reading) (Wards One, Three, and Five)

Direct Budgetary Impact: \$65,000

Funding Source: Capital Improvement Sales Tax Fund

Strategic Plan Goal: Public Works/Public Safety

Documents:

[BILL 2707.PDF](#)

### 3. BILL #2708

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A CITY-CONTRACTOR AGREEMENT ON BEHALF OF THE CITY WITH PRECISION CONCRETE CUTTING, INC. FOR THE REMOVAL OF SIDEWALK TRIP HAZARDS ON RESIDENTIAL STREETS WITHIN GARDEN VALLEY FARMS, OAK RIDGE TRAILS AND WESTHAMPTON WOODS SUBDIVISIONS. Recommended by the Administration/Public Works Committee (First Reading) (Ward Three)

Direct Budgetary Impact: \$41,262

Funding Source: Road and Bridge Fund

Strategic Plan Goal: Public Works/Public Safety

Documents:

[BILL 2708.PDF](#)

IX. RESOLUTIONS

X. CONSENT AGENDA

- A. Approval Of April 25, 2022 Work Session & Regular Meeting Minutes

Documents:

[4-25-2022 DRAFT MINUTES.PDF](#)

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

XI. MISCELLANEOUS

- A. Receipt Of A Protest And Associated Petitions Regarding P.Z. 12-21 City Of Wildwood Planning And Zoning Commission, C/O Department Of Planning, 16860 Main Street, Wildwood, Missouri 63040, Which Seeks The Review Of The Recommendation Of The Planning And Zoning Commission To Support The Application Of The Special Circumstances Overlay District (SCOD) Onto The Property That Is Located At 162 Strecker Road (St. Louis County Locator Number 22U310152). (Ward Four)
- B. Receipt Of A Protest And Associated Petitions Regarding P.Z. 16-21 City Of Wildwood Planning And Zoning Commission, C/O Department Of Planning, 16860 Main Street, Wildwood, Missouri 63040, Which Seeks The Review Of The Recommendation Of The Planning And Zoning Commission To Support The Application Of The Special Circumstances Overlay District (SCOD) Onto The Property That Is Located At 210 Strecker Road (St. Louis County Locator Number 22U220242). (Ward Four)

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](mailto:megan@cityofwildwood.com) at least 48 hours prior to the start of the meeting.