

BOARD OF ALDERMEN
REGULAR MEETING
JULY 6, 2015
(JOURNAL AND MINUTES)

The Board of Aldermen for the City of Lake Saint Louis, Missouri met in regular session on Monday, July 6, 2015, at 7:00 p.m. in the Board Room at City Hall, 200 Civic Center Drive, Lake Saint Louis, Missouri.

ROLL CALL:

Mayor Schweikert was present and presided over the meeting. Aldermen present were Mike Potter, Ward II; Gary Torlina, Ward I; Jason Law, Ward III; Gary Turner, Ward I, and Karen Vennard, Ward II. Alderman John Pellerito, Ward III, was absent. Also present were: Paul Markworth, City Administrator; Donna Daniel, City Clerk; Matthew Reh, City Attorney; Steve Schertel, Community Development Director; Renee Roettger, Finance Director; Eric Sterman, Assistant City Administrator; Derek Koestel, Public Works Director, and Mike Force, Police Chief.

INVOCATION: Bishop Robert Bowman, Church of Jesus Christ of Latter Day Saints, offered the invocation.

ANNOUNCEMENTS:

COMMITTEE REPORTS:

Administrative/Finance/Public Works Committee – Alderman Law gave a report on the July 6, 2015 meeting.

Other – Alderman Law gave a report on the Lake Saint Louis Community Association meeting. Mayor Schweikert gave a report on the St. Charles County Mayor's meeting.

PUBLIC HEARINGS:

CALENDAR:

Paul Markworth, City Administrator, identified dates of interest on the City calendar including:

- Architectural Review Board – July 7 & 14, 2015
- Planning and Zoning Committee – July 9, 2015
- Board of Aldermen NIMS Training Session – July 20, 2015
- Board of Aldermen Meeting – July 20, 2015

MINUTES: June 15, 2015 Regular Meeting

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June 24, 2015 Special Meeting

MOTION TO APPROVE THE MINUTES FROM THE JUNE 15, 2015 REGULAR BOA MEETING AND THE JUNE 24, 2015 SPECIAL BOA MEETING AS SUBMITTED:

Alderman Turner made a motion to waive the reading of the minutes from the June 15, 2015 Regular BOA Meeting and the June 24, 2015 Special BOA Meeting and approve same as submitted. The motion was seconded by Alderman Vennard and passed unanimously.

THE MINUTES FROM THE JUNE 15, 2015 REGULAR BOA MEETING AND THE JUNE 24, 2015 SPECIAL BOA MEETING STAND APPROVED AS SUBMITTED.

CONSENT AGENDA:

MOTION TO APPROVE AS SUBMITTED:

Alderman Torlina made a motion to approve the Consent Agenda as submitted. The motion was seconded by Alderman Vennard and passed unanimously. The following items were approved:

Warrant dated July 6, 2015 in the amount of \$570,074.99
Budget Transfers

APPOINTMENTS:

PUBLIC COMMENT:

Charlie Castello, 2020 Key Harbor Drive, owner of Detail Driven Car Wash, stated his opposition to the proposed Amended Preliminary Development Plan and Special Use Permit to construct a 7,020 square foot four-unit tenant retail building and required parking on Lot B2.1 Hawk Ridge Village Plat Four. Mr. Castello said he has the uncomfortable feeling that re-zoning issues are decided based on who is asking. He asked the Board to follow the decision of the Planning and Zoning Commission by voting to deny their request for approval.

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Frank McLaughlin, President of the Sommers Landing Home Owners' Association, said they are opposed to the zoning amendment because low impact, daytime office facilities are preferred; however, if approved, they ask the City to require the applicant to improve or increase the tree buffer between the commercial site and the adjacent residential property. The adjacent residential property owners can't increase the tree buffer themselves due to restrictions placed by Cuivre River Electric Company. Also, they would like to see their lighting concerns addressed.

Mayor Schweikert was not in favor of the zoning amendment, but said she appreciated Tom Palitzsch working with residential neighbors and asked him to address their concerns about landscaping and lights.

TABLED:

OLD BUSINESS:

Bill No. 3619 – An ordinance amending the previously approved Preliminary Development Plan for the Hawk Ridge Village Planned Development District generally located west of Ronald Reagan Drive, north of Missouri Route N, and specifically authorizing a change of approved uses for Lot B2.1 and approval of a site plan detailing the construction of a 7,020 square foot commercial building and related site improvements on Lot B2.1.

MOTION TO AMEND:

Alderman Vennard made a motion to amend Bill No. 3619 to conform to the text in the Proposed Amended Bill No. 3619. The motion was seconded by Alderman Law and passed unanimously. Bill No. 3619 was amended.

SECOND READING AS AMENDED:

Alderman Vennard made a motion to authorize the second reading of Bill No. 3619 as amended. The motion was seconded by Alderman Torlina and passed unanimously. Bill No. 3619 was read.

MOTION TO PASS AND ADOPT THE SECOND READING OF BILL NO. 3619 AND ADOPT SAME AS AMENDED BY ASSIGNING ORDINANCE NO. 3426.

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Alderman Vennard made a motion to approve the second reading of Bill No. 3619 and pass same by assigning Ordinance No. 3426. The motion was seconded by Alderman Potter; the poll of the Board being ayes: Law, Turner, Torlina, Potter and Vennard. Nays, none. Alderman Pellerito was absent. The motion passed.

Bill No. 3619 (Proposed Amendment) – An ordinance amending the previously approved Preliminary Development Plan for the Hawk Ridge Village Planned Development District generally located west of Ronald Reagan Drive, north of Missouri Route N, and specifically authorizing a change of approved uses for Lot B2.1 and approval of a site plan detailing the construction of a 7,020 square foot commercial building and related site improvements on Lot B2.1.

No action was taken/necessary on this proposed amendment.

NEW BUSINESS:

Bill No. 3622 – An ordinance amending the Municipal Code of the City of Lake Saint Louis, Title I: Government Code, Chapter 117: Personnel Rules and Regulations, Section 117.010 General Policies, Section 117.020 Employment Conditions, and Section 117.480 Disciplinary Procedures.

FIRST READING:

Alderman Torlina made a motion to authorize the first reading of Bill No. 3622. The motion was seconded by Alderman Turner and passed unanimously. Bill No. 3622 was read.

DISCUSSION:

Alderman Vennard asked staff if they considered adding a provision for “family status”. Mr. Markworth replied staff is researching the issue.

SECOND READING:

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Alderman Vennard made a motion to authorize the second reading of Bill No. 3622. The motion was seconded by Alderman Torlina and passed unanimously. Bill No. 3622 was read.

MOTION TO PASS AND ADOPT THE SECOND READING OF BILL NO. 3622 AND ADOPT SAME BY ASSIGNING ORDINANCE NO. 3427.

Alderman Vennard made a motion to approve the second reading of Bill No. 3622 and pass same by assigning Ordinance No. 3427. The motion was seconded by Alderman Torlina; the poll of the Board being ayes: Law, Turner, Torlina, Potter and Vennard. Nays, none. Alderman Pellerito was absent. The motion passed.

Bill No. 3623 – An ordinance to authorize the Mayor, City Administrator, City Clerk and City Staff to perform all acts necessary to acquire the easements for the Hawk Ridge Trail and Highway N Intersection Improvement Project.

FIRST READING:

Alderman Torlina made a motion to authorize the first reading of Bill No. 3623. The motion was seconded by Alderman Turner and passed unanimously. Bill No. 3623 was read.

SECOND READING:

Alderman Torlina made a motion to authorize the second reading of Bill No. 3623. The motion was seconded by Alderman Vennard and passed unanimously. Bill No. 3623 was read.

MOTION TO PASS AND ADOPT THE SECOND READING OF BILL NO. 3623 AND ADOPT SAME BY ASSIGNING ORDINANCE NO. 3428.

Alderman Torlina made a motion to approve the second reading of Bill No. 3623 and pass same by assigning Ordinance No. 3428. The motion was seconded by Alderman Vennard; the poll of the Board being ayes: Law, Turner, Torlina, Potter and Vennard. Nays, none. Alderman Pellerito was absent. The motion passed.

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Bill No. 3624 – An ordinance to adopt a budget revision for the City of Lake Saint Louis' budgets for the fiscal year beginning July 1, 2015 and ending June 30, 2016.

FIRST READING:

Alderman Law made a motion to authorize the first reading of Bill No. 3624. The motion was seconded by Alderman Vennard and passed unanimously. Bill No. 3624 was read.

SECOND READING:

Alderman Law made a motion to authorize the second reading of Bill No. 3624. The motion was seconded by Alderman Turner and passed unanimously. Bill No. 3624 was read.

MOTION TO PASS AND ADOPT THE SECOND READING OF BILL NO. 3624 AND ADOPT SAME BY ASSIGNING ORDINANCE NO. 3429.

Alderman Law made a motion to approve the second reading of Bill No. 3624 and pass same by assigning Ordinance No. 3429. The motion was seconded by Alderman Vennard; the poll of the Board being ayes: Law, Turner, Torlina, Potter and Vennard. Nays, none. Alderman Pellerito was absent. The motion passed.

MOTION TO AMEND THE AGENDA TO ADD A SUBSTITUTE BILL NO. 3625:

Alderman Vennard made a motion to amend the agenda by adding a substitute Bill No. 3625. The motion was seconded by Alderman Turner and passed unanimously. The agenda was amended to add the substitute Bill No. 3625. Substitute Bill No. 3625 identifies Karrenbrock Construction as the recipient of the bid award.

Bill No. 3625 – An ordinance to award a bid to Karrenbrock Construction, Inc. for services related to the Civic Center Drive Reconstruction Project for the City of Lake Saint Louis, Missouri.

FIRST READING:

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Alderman Torlina made a motion to authorize the first reading of Bill No. 3625. The motion was seconded by Alderman Vennard and passed unanimously. Bill No. 3625 was read.

SECOND READING:

Alderman Torlina made a motion to authorize the second reading of Bill No. 3625. The motion was seconded by Alderman Vennard and passed unanimously. Bill No. 3625 was read.

MOTION TO PASS AND ADOPT THE SECOND READING OF BILL NO. 3625 AND ADOPT SAME BY ASSIGNING ORDINANCE NO. 3430.

Alderman Torlina made a motion to approve the second reading of Bill No. 3625 and pass same by assigning Ordinance No. 3430. The motion was seconded by Alderman Vennard; the poll of the Board being ayes: Law, Turner, Torlina, Potter and Vennard. Nays, none. Alderman Pellerito was absent. The motion passed.

Bill No. 3626 – An ordinance to authorize the purchase of a 2015 Chevrolet Silverado #1500 truck with modifications for the City of Lake Saint Louis' Public Works Department.

FIRST READING:

Alderman Turner made a motion to authorize the first reading of Bill No. 3626. The motion was seconded by Alderman Torlina and passed unanimously. Bill No. 3626 was read.

SECOND READING:

Alderman Turner made a motion to authorize the second reading of Bill No. 3626. The motion was seconded by Alderman Potter and passed unanimously. Bill No. 3626 was read.

MOTION TO PASS AND ADOPT THE SECOND READING OF BILL NO. 3626 AND ADOPT SAME BY ASSIGNING ORDINANCE NO. 3431.

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Alderman Turner made a motion to approve the second reading of Bill No. 3626 and pass same by assigning Ordinance No. 3431. The motion was seconded by Alderman Vennard; the poll of the Board being ayes: Law, Turner, Torlina, Potter and Vennard. Nays, none. Alderman Pellerito was absent. The motion passed.

BOARD COMMENTS:

Alderman Vennard hoped everyone had a happy 4th of July; the fireworks were great.

Alderman Potter commented on the large crowd at the Music in the Park.

Alderman Potter said he is not aware of any rules that were changed for Quick Trip.

Alderman Turner had guests for the 4th of July and they were impressed with the fireworks display. They all really enjoyed them this year and he offered kudos to the Lake Saint Louis Ambassadors.

Mayor Schweikert commented it was a nice safe 4th of July. She recently wrote an article for *Newtime* asking for people to apply if interested in serving on City committees to fill current vacancies.

Mayor Schweikert thanked audience members for their attendance and participation in the meeting.

STAFF COMMENTS:

Derek Koestel, Public Works Director, informed the Board he has prepared a "Sidewalk Priority Plan" and hopes to have it ready for inclusion in the next Board packet. He is anxious to get feedback comments from the Board of Aldermen while the intern is still working for the City.

Paul Markworth, City Administrator, said he called the police with a complaint about fireworks being discharged on July 3, 2015.

EXECUTIVE SESSION:

GENERAL DISCUSSION:

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ADJOURNMENT:

There being no further business to come before the Board in regular session, the meeting was, on motion duly made, seconded and unanimously voted on, adjourned.

Donna F. Daniel, City Clerk

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