

CITY OF LAKE SAINT LOUIS
BOARD OF ALDERMEN
ADMINISTRATIVE/FINANCE/
PUBLIC WORKS
JOINT WORK SESSION

AUGUST 15, 2016

The Board of Aldermen for the City of Lake Saint Louis, Missouri met in an Administrative/Finance/Public Works Joint Work Session on Monday, August 15, 2016, at 5:30 pm in the Board Room, 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; Karen Vennard, Ward II; Gary Torlina, Ward I; Jason Law, Ward III; Gary Turner, Ward I; and John Pellerito, Ward III. Also present were: Paul Markworth, City Administrator; Donna Daniel, City Clerk; Mike Force, Police Chief; Derek Koestel, Public Works Director; and Mike Pavlakes, Chief Building Inspector.

Green Committee Lake Water Quality Report

Scott Ellis, Green Environmental Advisory Committee, provided information about his educational background and his interest in the "natural world." He also presented information about the Lakes of Missouri Volunteer Program (LMVP). This program enlists volunteers to collect data that allows them to monitor and track water quality elements in 140 public and 12-plus private lakes throughout Missouri.

Mr. Ellis went on to say he approached the Lake Saint Louis Community Association Lakes and Parks Committee to learn if they were interested in participating in the LMVP. He learned they were interested and that they had previously participated in the program from 1990 to 2010. Working together the LSLCA Lakes and Parks Committee and the Green Environmental Advisory Committee participated in the LMVP to obtain data for the 2015 Data Report.

Mr. Ellis provided a copy of the results which could be used to compare the lakes in the City to other lakes in Missouri and to document water quality patterns over specific timeframes. Mr. Ellis concluded that both lakes are healthy based on the plants and animals in the surrounding area. And, as shown in the data collected, they are in-line with the mean values of other lakes in the area.

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The Board held a general discussion about the report. Alderman Pellerito thanked Mr. Ellis, noting this is one example of his good work on the committee. The Board concurred.

Architectural Review Board

Paul Markworth, City Administrator, said staff is recommending a Code Amendment to reduce the number of items that require approval from the Architectural Review Board (ARB). If the Board agrees, this recommendation will have to go to the Planning and Zoning Commission for their review and consideration.

Mike Pavlakes, Chief Building Inspector, discussed the reasons he was recommending that the Code be amended to reduce the number of items that require approval from the Architectural Review Board. Judith Westerman and Joyce Corey, members of the ARB, spoke in favor of the Code amendment. They were in agreement – staff can perform the review and approval (they are already performing this function when they prepare information for the ARB meeting), and that will streamline the process and reduce the approval timeframe and bureaucracy for the applicant.

The Board agreed and directed staff to put this item on the next Planning and Zoning Commission meeting agenda.

City Lobbyist

Paul Markworth, City Administrator, informed the Board that Aldermen Turner and Law asked that this item be added to the agenda for discussion.

The Board held a general discussion about the cost of hiring a lobbyist and the tasks and/or specific goals we expect the lobbyist to accomplish for the City. Board members were asked to provide their input about the lobbyist's mission and how much we are willing to spend for their service to staff. Staff was directed to add this item to the next Work Session agenda.

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Special Permit Required for Gymnasiums in HC Zoning District

Paul Markworth, City Administrator, informed the Board that staff has received an application from The Meadows to permit a business to begin their tenant finish (Little Bits, a gymnasium workout facility with child care for mothers). The Code requires a Special Use Permit for gymnasiums in the HC (Highway Commercial) zoning district. Staff recommends the Code be amended and the requirement for a Special Use Permit in the HC zoning district be removed.

Mr. Markworth went on to say, if the Board agrees, we can go ahead and approve the Little Bits permit while we change the Code deleting the Special Use Permit requirement.

The Board unanimously agreed with staff's recommendation and directed staff to approve the permit and to begin the process to change the Code, deleting the "Special Use" requirement from the HC zoning district.

Real Estate Tax Levy Rate to be set in September

Paul Markworth, City Administrator, informed the Board staff recommends keeping the real estate tax levy rate unchanged in the public notice to the residents. The City will receive its assessed valuation from the County in September after the public notice to set the rate is advertised. The only change to the rate would be if we have to lower the General Fund levy amount to keep in compliance with the Hancock law. The Board agreed with staff's recommendation.

General Discussion

ADJOURNMENT:

There being no further business to come before the Board in the Administrative/Finance/Public Works Joint Work Session, the meeting adjourned at approximately 6:40 p.m.

Donna F. Daniel, City Clerk