



RECORD OF PROCEEDING

MEETING OF THE CITY COUNCIL OF THE CITY OF CHESTERFIELD AT 922 ROOSEVELT PARKWAY DECEMBER 1, 1997

The meeting was called to order at 7 p.m.

A roll call was taken with the following results:

Present

Mayor Nancy Greenwood
Councilmember Barry Flachsbart
Councilmember Allan Sheppard
Councilmember Barry Streeter
Councilmember Larry Grosser
Councilmember Dan Hurt
Councilmember Alan Politte
Councilmember Linda Tilley
Councilmember Mary K. Brown

Absent

None

The Pledge of Allegiance was led by Boy Scout Troop #848 from Highcroft Ridge School: John Horton, Brian Weber and Nathan Wang. Also in attendance was Troop Leader Robert Weber.

Mayor Greenwood led those in attendance in a moment of silent prayer.

Approval of Minutes

The minutes of the November 17, 1997, City Council meeting were submitted for approval. A motion was made by Councilmember Grosser, seconded by Councilmember Streeter, to approve the minutes. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Introductory Remarks

Mayor Nancy Greenwood announced that she would not make any appointments to the Chesterfield Community Development Corporation Board of Directors, as originally scheduled, due to the Councilmembers' desire to spend additional time reviewing the qualifications of all prior to their appointment. The three new positions on the CCDC Board will be filled at the Jan. 5, 1998, City Council meeting.

Mayor Greenwood next announced that a memorial service for Graham Bute, deceased husband of Jade Gardner Bute, former Councilmember, has been scheduled for Dec. 14 at 4:30 p.m. at Lord of Life Lutheran Church.

Mayor Greenwood next commended the Parkway Central Band for their participation in the Macy's Thanksgiving Day Parade in New York and the Parkway Central football team who participated in the State football championship tournament and placed second.

Communications and Petitions

Alan Rutledge, who resides at 1589 Yarmouth Point Drive and is a member of the Chesterfield Hill Homeowners Council, expressed opposition to the Timberlake Corporate Center, due to the lack of proper lighting on the entrance and exit ramps at Timberlake Parkway and Highway 40/I-64.

Lynne Strasser, who resides at 14615 Adgers Wharf Drive and is a member of the Chesterfield Hill Homeowners Council, expressed opposition to the Timberlake Corporate Center, due to the lack of proper lighting on the entrance and exit ramps at Timberlake Parkway and Highway 40/I-64.

Craig Bieyer, who resides at 14540 Debbenham and is a member of the Chesterfield Hill Homeowners Council, expressed opposition to the Timberlake Corporate Center, due to the lack of proper lighting on the entrance and exit ramps at Timberlake Parkway and Highway 40/I-64.

Clayton Hathaway, who resides at 112 High Valley Drive, expressed his opinion as it relates to the TIF District in the Valley and its effect on the Chesterfield Fire Protection District.

David Banks, who resides at 1593 Yarmouth Point, expressed opposition to the Timberlake Corporate Center, due to the lack of proper lighting on the entrance and exit ramps at Timberlake Parkway and Highway 40/I-64.

Wil Harrington, who represented the developer, Miller Global Pauls L.L.C., expressed support for the Timberlake Corporate Center and assured the residents that the lighting issue would be resolved to their satisfaction.

Council Committee Reports

Public Works/Parks Committee

Councilmember Barry Streeter, Chairperson of the Public Works/Parks Committee, reported that Bill Nos. 1472 and 1484 will be considered for adoption under the Legislation portion of the agenda.

Councilmember Streeter next reported that Resolution No. 231, if adopted, would authorize the City Administrator to execute a reimbursement agreement with W. J. Byrne Builders, Inc., in an amount not to exceed \$28,531.50, to accomplish the complete reconstruction of Sycamore Drive in Twin Estates at Sycamore Ridge subdivision. The City's portion of the cost for this project is scheduled to be accomplished utilizing funds resulting from the passage from Propositions "R" and "S." If the project were to be completed utilizing the normal bid process, the City's portion of the total cost would be approximately \$47,550. Therefore, it is significantly a better deal to contract with the developer of this project at an amount not to exceed \$28,531.50. In addition, execution of this agreement would allow this project to be completed much earlier than would otherwise be the case. A motion was made by Councilmember Streeter, seconded by Councilmember Flachsbarth, to approve the execution of the reimbursement agreement with W. J. Byrne Builders, Inc., in an amount not to exceed \$28,531.50, to reconstruct Sycamore Drive. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Planning and Zoning Committee

Councilmember Dan Hurt, Chairperson of the Planning and Zoning Committee, reported that the Committee recommends City Council receive and file P.Z. 29-97, Chesterfield Grove Hotel, L. L. C., which is a request for a Conditional Use Permit (CUP). A motion was made by Councilmember Hurt, seconded by Councilmember Flachsbarth, to receive and file this petition. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Councilmember Hurt next reported that the Committee recommends approval of the site development plan, landscape plan and architectural elevations, as amended, for the Timberlake Corporate Center. A motion was made by Councilmember Hurt to include in the Public Works Escrow Account for this development, a line item that would escrow the money for the rights along both entrance and exit ramps of Highway 40

North and South Outer Roads, east of Timberlake Parkway overpass. The motion was seconded by Councilmember Politte. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Councilmember Streeter noted for the record that the site development plan for this site will show that the drive to the garage on the northwest corner will be of a semi-circular design and, therefore, will not proceed to Conway Road. A motion was made by Councilmember Hurt, seconded by Councilmember Politte, to direct Staff to write a letter to the Missouri Department of Transportation requesting that the signals at the intersection of Timberlake Parkway and North and South Outer Forty Highway 40 be activated once construction of the development begins. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. A motion was made by Councilmember Hurt, seconded by Councilmember Grosser, to approve the site development plan, landscape plan and architectural elevations, as amended, for Timberlake Corporate Center. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Councilmember Hurt next reported that Bill No. 1485 will be considered for adoption under the Legislation portion of the agenda. Mr. Leonard Dub, the developer of the Wood Lake Subdivision project, was in attendance and answered questions regarding the development.

Councilmember Hurt announced that the next meeting of this Committee has been scheduled for Dec. 18 at 5:30 p.m.

Finance and Administration Committee

Councilmember Linda Tilley, Chairperson of the Finance and Administration Committee, reported that the Committee recommends approval of Resolution No. 232, which will adopt the FY1998 Budget. Prior to a motion to approve, she moved to transfer \$100,000 from Fund Reserves to the Contingency Fund in anticipation of the recommendations from the Pay Plan consultant. The motion was seconded by Councilmember Flachsbart. A voice vote was taken with an affirmative result (Councilmembers Hurt and Politte voted "No") and the motion was declared passed. A motion was then made by Councilmember Tilley, seconded by Councilmember Flachsbart, to adopt Resolution No. 232, as amended. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Report of the City Administrator

City Administrator Mike Herring reported that bids were recently sought for the purchase/installation of two, 2-ton capacity electric hoists which will be mounted in the Public Works Maintenance Facility. Based upon a review of the bids and the recommendation provided by Director of Public Works/City Engineer Mike Geisel and Director of Finance and Administration Jan Hawn, he recommended approval of the low

bid submitted by Grainger in the amount of \$10,112.40, which is well below the \$20,600 budgeted for this purchase. A motion was made by Councilmember Politte, seconded by Councilmember Grosser, to approve the purchase of the two electric hoists, at a cost of \$10,112.40. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Mr. Herring next reported that Mr. Geisel recommends approval of a change order for \$16,744.56, with Vee Jay Concrete, for repair/replacement of a faulty stormsewer located below the street surface on Calcutta in Ward I. This recommendation contains a request that this project be funded totally from the Stormsewer Improvement Account. Ms. Hawn has confirmed that sufficient funds exist within the budget to cover this entire expense. Mr. Herring joined with Mr. Geisel and Director of Finance and Administration Jan Hawn, in recommending approval of a change order with Vee Jay Concrete, totaling \$16,744.56, with funding for this project to come entirely from the Stormsewer Account. A motion was made by Councilmember Flachsbart, seconded by Councilmember Grosser, to approve the change order with Vee Jay Concrete for repair/replacement of a faulty stormsewer located on Calcutta Drive, in the amount of \$16,744. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Mr. Herring next reported that bids were recently sought for construction of a stormwater remediation project at 344 Ridge Meadow in Ward I. Having reviewed the information provided, Mr. Herring joined with Mr. Geisel and Director of Finance and Administration Jan Hawn in recommending approval of the low bid submitted by Kelpé Contracting, in an amount not to exceed \$51,845. Sufficient funds exist within the current budget to cover this entire expense. Having reviewed this information, Mr. Herring joined with Mr. Geisel and Director of Finance and Administration Jan Hawn, in recommending approval of a contract not to exceed \$51,845 with Kelpé Contracting. A motion was made by Councilmember Flachsbart, seconded by Councilmember Brown, to approve the bid submitted by Kelpé Contracting, in an amount not to exceed \$51,845, for the stormwater project at 344 Ridge Meadow. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Mr. Herring next reported that bids were recently sought for the purchase of a 2-1/2 ton cab and chassis, which will be used to mount an insulated asphalt "hotbox," to replace the City's asphalt patching machine. The low bid was submitted by F & C Truck Sales, totaling \$36,615. In order to accomplish this purchase, Mr. Herring requested that City Council authorize a transfer of this amount from the "Machinery and Equipment" account to the "Automobiles and Trucks" account, at the same time that the actual bid submitted by F & C Truck Sales, totaling \$36,615, is approved. He further noted that sufficient funds exist within the current budget to cover this total expense. Mr. Herring joined with Mr. Geisel and Director of Finance and Administration Jan Hawn in recommending approval of this recommendation. A motion was made by

Councilmember Flachsbart, seconded by Councilmember Politte, to approve the low bid submitted by F&C Truck Sales, totaling \$36,615, for the purchase of the cab and chassis and the transfer of funds noted above. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Mr. Herring next reported that Director of Public Works/City Engineer Mike Geisel has recommended approval of the purchase of a 1-ton, self-propelled vibratory roller, with trailer, based upon the low bid submitted by Pat Kelley Equipment, totaling \$13,820. Along with the previously approved tack distributor and the truck cab/chassis, this item is part of a package of recommendations designed to replace the City's asphaltite patching machine. Sufficient funds exist within the current budget to cover the entire cost of this purchase. A motion was made by Councilmember Councilmember Streeter, seconded by Councilmember Grosser, to approve the low bid submitted by Pat Kelley Equipment, totaling \$13,820 for a vibratory roller. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

New Business

Councilmember Tilley commended Municipal Judge Rick Brunk for assigning community service workers to work off their violations by cleaning up Highway 40 and Reserve Officer Mark Beldner for supervising these individuals in this project.

Legislation

BILL NO. 1472 PERTAINS THE ACCEPTANCE OF PUBLIC STREETS WITHIN
TWIN ESTATES AT SYCAMORE RIDGE SUBDIVISION IN
THE CITY OF CHESTERFIELD (**SECOND READING –**
PUBLIC WORKS/PARKS COMMITTEE)

A motion was made by Councilmember Streeter, seconded by Councilmember Flachsbart, for a second reading of Bill No. 1472. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 1472 was read for the second time. A roll call vote was taken for passage and approval of Bill No. 1472, with the following results: Ayes - Flachsbart, Sheppard, Streeter, Grosser, Hurt, Politte, Tilley and Brown. Nays - None. Whereupon Mayor Greenwood declared Bill No. 1472 approved, passed it and it became **ORDINANCE NO. 1355**.

BILL NO. 1484 APPROVES THE INSTALLATION OF FIRE HYDRANTS IN
CHESTERFIELD RIDGE CENTER LOCATED WITHIN THE
CITY OF CHESTERFIELD (**FIRST AND SECOND READINGS**
– PUBLIC WORKS/PARKS COMMITTEE)

A motion was made by Councilmember Streeter, seconded by Councilmember Flachsbart, for the first reading of Bill No. 1484. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 1484 was read for the first time.

A motion was made by Councilmember Streeter, seconded by Councilmember Grosser, for a second reading of Bill No. 1484. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 1484 was read for the second time. A roll call vote was taken for passage and approval of Bill No. 1484, with the following results: Ayes - Flachsbart, Sheppard, Streeter, Grosser, Hurt, Politte, Tilley and Brown. Nays - None. Whereupon Mayor Greenwood declared Bill No. 1484 approved, passed it and it became **ORDINANCE NO. 1356**.

Legislation – Planning Commission

BILL NO. 1485 PROVIDES FOR THE RESUBDIVISION PLAT OF LOT 4, SECTION 5 OF WOOD LAKE SUBDIVSIION; SOUTH OF LAND O' WOODS DRIVE, EAST OF WOODS MILL ROAD (PLANNING COMMISSION RECOMMENDS APPROVAL)

A motion was made by Councilmember Hurt, seconded by Councilmember Politte, for the first reading of Bill No. 1485. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 1485 was read for the first time.

A motion was made by Councilmember Hurt, seconded by Councilmember Streeter, for a second reading of Bill No. 1485. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 1485 was read for the second time. A roll call vote was taken for passage and approval of Bill No. 1485, with the following results: Ayes - Flachsbart, Sheppard, Streeter, Grosser, Hurt, Politte, Tilley and Brown. Nays - None. Whereupon Mayor Greenwood declared Bill No. 1485 approved, passed it and it became **ORDINANCE NO. 1357**.

ADJOURNMENT

Mayor Greenwood entertained a motion to adjourn the meeting. A motion was made by Councilmember Grosser, seconded by Councilmember Tilley, that the meeting be adjourned. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. The meeting was adjourned at 7:50 p.m.

Mayor Nancy Greenwood

ATTEST:

Martha L. DeMay, City Clerk