



**AGENDA**  
**CITY COUNCIL MEETING**  
**Chesterfield City Hall**  
**690 Chesterfield Parkway West**  
**Monday, September 20, 2021**  
**7:00PM**

- I. CALL TO ORDER** – Mayor Bob Nation
- II. PLEDGE OF ALLEGIANCE** – Mayor Bob Nation
- III. MOMENT OF SILENT PRAYER** – Mayor Bob Nation
- IV. ROLL CALL** – City Clerk Vickie McGownd
- V. APPROVAL OF MINUTES** – Mayor Bob Nation
  - A. City Council Meeting Minutes** – August 30, 2021
- VI. INTRODUCTORY REMARKS** – Mayor Bob Nation
  - A. Thursday, September 23, 2021 – Planning & Public Works (5:30pm)**
  - B. Monday, September 27, 2021 – Planning Commission (7pm)**
  - C. Monday, October 4, 2021 – City Council Meeting (7pm)**
- VII. COMMUNICATIONS AND PETITIONS** – Mayor Bob Nation
  - A. Citizen of the Year 2019** – Mark Leach
  - B. Citizen of the Year 2020** – George and Ann Chrissos
  - (Temporary Adjournment for Citizen of the Year Reception)**
- VIII. APPOINTMENTS** – Mayor Bob Nation

## **IX. COUNCIL COMMITTEE REPORTS**

### **A. Planning and Public Works Committee – Chairperson Mary Monachella, Ward I**

- 1. Bill No. 3354 – Trailers in Residential areas –** An ordinance amending Section 210.2460 “Regulation of Portable Storage Units” of the City of Chesterfield Code to address storage trailers. **(Second Reading) Planning & Public Works Committee recommends approval**
- 2. Bill No. 3355 – P.Z. 04-2021 Wings Corporate Estates, Lots 14 & 16 -** An ordinance amending the Unified Development Code of the City of Chesterfield by changing the boundaries of an existing “PI”—Planned Industrial District to a new “PI”—Planned Industrial District for a 3.083-acre tract of land located at the southwest corner of the intersection of Wings Corporate Drive and Buzz Westfall Drive. (P.Z. 04-2021 Wings Corporate Estates, Lots 14 & 16 {Stock and Associates, Inc.} 18W440122, 18W440133). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval**
- 3. Bill No. 3356 - P.Z. 06-2021 O’Sullivan Mortuary (St. Andrew Kim Parish) –** An ordinance amending City of Chesterfield Ordinance 1313 to incorporate an additional 0.17-acre tract of land and modify permitted uses for an existing “C8” Planned Commercial District located at 13996 Olive Boulevard (P.Z. 06-2021 O’Sullivan Mortuary [St. Andrew Kim Parish] 16Q130977, 16R340281). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval**
- 4. Wildhorse Village, Lot 2A-1 (The Flats at Wildhorse Village) - SDSP Modification Request –** A Site Development Section Plan, Landscape Plan, Lighting Plan, Architectural Elevations and Architect’s Statement of Design for a 4.9 acre tract of land located southeast of the intersection of Wild Horse Creek Road and Old Chesterfield Road. **(Voice Vote) Planning Commission recommends approval. Planning & Public Works Committee recommends approval.**
- 5. Bill No. 3359 - P.Z. 03-2021 Downtown Chesterfield (Wildhorse Village) –** An ordinance amending City of Chesterfield Ordinance 3114 for a 99.6 acre tract of land located west and southwest of the intersection of U.S. Highway 40/I-64 and Chesterfield Parkway West (P.Z. 03-2021 Downtown Chesterfield [Wild Horse Village] - (18T620185, 18S410240, 18S410206, 18T620228, 18T620239, 18T630348, 18T630195, 18T640248, 18T620064, 18T640260, 18T640271, 18T620174, 18S430259, 18S430282, 18T640336, 17T320169, 17T320158, 18T640392, 18T640381, 18T640259, 18T640237, 18T640369, 18T640370). **(First Reading) Planning Commission recommends**

**approval. Planning & Public Works Committee recommends approval, as amended.**

**6. Next Meeting – Thursday, September 23, 2021 (5:30pm)**

**B. Finance and Administration Committee – Chairperson Michael Moore, Ward III**

- 1. Bill No. 3358 – Salary Administration Manual –** An ordinance to adopt and implement revisions to the City of Chesterfield employee salary administration manual. **(First Reading) Finance and Administration Committee recommends approval.**
- 2. Bill No. 3361 – Ballot Proposal –** An ordinance providing for submission of the proposal to the qualified voters of the City of Chesterfield for their approval at the general election to be held in the City on April 5<sup>th</sup>, 2022. **(First Reading) Finance and Administration Committee recommends approval.**
- 3. Audit Services Recommendation –** Recommendation to accept the professional services proposal as submitted by Schowalter & Jabouri for professional audit services and to execute an agreement for this purpose. **A roll call vote is required.**
- 4. American Rescue Plan Act Strategy –** The Finance and Administration Committee reviewed and recommends approval of a strategy for use of the ARPA funds. This strategy, if approved, will impact the preparation of annual budgets and maximizes the benefits to the public. **A roll call vote is required.**

**5. Next Meeting – Not yet scheduled**

**C. Parks, Recreation and Arts Committee – Chairperson Mary Ann Mastorakos, Ward II**

- 1. Next Meeting – Not yet scheduled**

**D. Public Health and Safety Committee – Chairperson Tom DeCampi, Ward IV**

- 1. Next Meeting – Not yet scheduled**

**X. REPORT FROM THE CITY ADMINISTRATOR – Mike Geisel**

- A. Bid Recommendation - 2021 City Hall Parking Deck Sealing Project –** Recommendation to accept the low bid, as submitted by Keely Restoration

Services, and to authorize the City Administrator to enter into an Agreement with Keely Restoration Services in an amount not to exceed \$73,000. The 2021 Budget includes \$67,000 for this project in Account 120-079-5470. While the recommended expenditure is above the budgeted amount, a Budget Amendment is NOT necessary due to under-runs within the same account. **(Roll Call Vote) Department of Public Works recommends approval.**

**B. Liquor License Request – Westchester (127 Chesterfield Towne Center) –** has requested a new liquor license for retail sale of all kinds of intoxicating liquor by the drink, to be consumed on premise, and Sunday sales. This application was reviewed by both the Police Department and the Department of Planning and found to meet all the City’s requirements. **(Voice Vote) Police and Planning Department recommends approval.**

**C. Liquor License Request – Shake Shack (17312 Chesterfield Airport Road) –** has requested a new liquor license for retail sale of all kinds of intoxicating liquor by the drink, to be consumed on premise, and Sunday sales. This application was reviewed by both the Police Department and the Department of Planning and found to meet all the City’s requirements. **(Voice Vote) Police and Planning Department recommends approval.**

## **XI. OTHER LEGISLATION**

**A. Bill No. 3357 –** Ordinance amending Chapter 600 of the City of Chesterfield Municipal code regarding the hours intoxicating liquor may be sold on Sundays. **(Second Reading)**

**B. Bill No. 3360 - Walnut Hill Farm (Lot 1) Lot Split Plat –** An ordinance providing for the approval of a Lot Split Plat for Lot 1 of the Walnut Hill Farm Subdivision, zoned NU Non-Urban District and located west of Wilson Avenue and south of Wild Horse Creek Road (18T120146). **(First & Second Readings) Department of Planning recommends approval.**

## **XII. UNFINISHED BUSINESS – Mayor Bob Nation**

## **XIII. NEW BUSINESS – Mayor Bob Nation**

## **XIV. ADJOURNMENT**

**NOTE:** City Council will consider and act upon the matters listed above and such other matters 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 with employee groups (RSMo 610.021(3) 1994; Preparation, including any discussions or work product, on behalf of a public governmental body or its representatives for negotiations with employee groups (RSMo 610.021(9) 1994; and/or bidding specification (RSMo 610.021(11) 1994.

PERSONS REQUIRING AN ACCOMMODATION TO ATTEND AND PARTICIPATE IN THE CITY COUNCIL MEETING SHOULD CONTACT CITY CLERK VICKIE MCGOWND AT (636) 537-6716, AT LEAST TWO (2) WORKDAYS PRIOR TO THE MEETING.