



**AGENDA REVIEW MEETING
CHESTERFIELD CITY COUNCIL
VIRTUAL MEETING VIA ZOOM
MONDAY, MARCH 15, 2021
6:30PM**

<https://zoom.us/j/99586578862>

(312) 626 6799

Webinar ID: 995 8657 8862

- I. Planning and Public Works Committee – Chairperson Dan Hurt, Ward III**
 - A. Bill No. 3340 - P.Z. 11-2020 The Residences at Hog Hollow (13987 & 14001 Olive Blvd):** - An ordinance repealing City of Chesterfield Ordinance Number 2213 creating a Planned Environment Unit procedure within an “R-3” Residence District for two (2) tracts of land totaling 29.4 acres located on Olive Boulevard (P.Z. 11-2020 The Residences at Hog Hollow {13987 & 14001 Olive Blvd} 16R340207 & 16R340151). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval.**
 - B. Amended Bill No. 3341 - P.Z. 12-2020 The Residences at Hog Hollow (14001 Olive Blvd)** - An ordinance amending the Unified Development Code of the City of Chesterfield by changing the boundaries of an “R-3” Residence District to a “PUD” Planned Unit Development for a 29.4 acre tract of land located on the north side of Olive Boulevard. (P.Z. 12-2020 The Residences at Hog Hollow {14001 Olive Blvd} 16R340151). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval, as amended.**
 - C. Next Meeting – March 18, 2021 (5:30pm) - Cancelled**
- II. Finance and Administration Committee – Chairperson Barb McGuinness, Ward I**
- III. Parks, Recreation and Arts Committee – Chairperson Michelle Ohley, Ward IV**
- IV. Public Health and Safety Committee – Chairperson Ben Keathley, Ward II**
 - A. Public Health and Safety Policy #10 – Street Closures for Athletic and Other Events. (Voice Vote) Public Health and Safety Committee recommends approval**
 - B. Memorandum of Understanding – Regional Computer Crimes Education and Enforcement. (Roll Call Vote) Public Health and Safety Committee recommends approval**

V. Report from the City Administrator & Other Items Requiring Action by City Council – Mike Geisel

A. Bid Recommendation - 2021 Sidewalk Replacement Project B

Recommendation to accept the low bid, as submitted by Lamke Trenching and Excavating, and to authorize the City Administrator to enter into an Agreement with Lamke Trenching and Excavating in an amount not to exceed \$270,000, which includes the low bid amount (\$212,150), funding for the Wilson Avenue sidewalk (\$43,000) and a modest contingency for possible change orders. The current budgeted allocation for sidewalk replacement is \$570,000, which includes the current recommendation of \$270,000, along with \$300,000 for 2021 Sidewalk Replacement Project A, approved by City Council on February 16, 2021. **(Roll Call Vote) Department of Public Works recommends approval.**

B. Bid Recommendation – City Hall Exterior Lighting Project

Recommendation to accept the low bid, as submitted by Rolwes Electric, and to authorize the City Administrator to enter into an Agreement with Rolwes Electric in an amount not to exceed \$209,000. The 2021 Capital Projects Budget includes \$209,000 for lighting improvements to the exterior of City Hall. **(Roll Call Vote) Department of Public Works recommends approval.**

VI. Other Legislation

VII. Unfinished Business – Mayor Bob Nation

VIII. New Business – Mayor Bob Nation

IX. 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.



**AGENDA
CITY COUNCIL MEETING
VIRTUAL MEETING VIA ZOOM
MONDAY, MARCH 15, 2021
7:00PM**

<https://zoom.us/j/96301389038>

312 626 6799

Webinar ID: 963 0138 9038

- 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** – March 1, 2021
 - B. Executive Session Minutes** – March 1, 2021
- VI. INTRODUCTORY REMARKS** – Mayor Bob Nation
 - A. Thursday, March 18, 2021 – Planning & Public Works (5:30pm) - Cancelled**
 - B. Monday, March 22, 2021 – Planning Commission (7pm)**
 - C. Monday, April 12, 2021 – Planning Commission (7pm)**
 - D. Wednesday, April 21, 2021 – City Council (7pm)**
- VII. COMMUNICATIONS AND PETITIONS** – Mayor Bob Nation
 - A. Parks Presentation – 2021 Coming out of COVID**
 - B. Chesterfield Citizen of the Year**
- VIII. APPOINTMENTS** – Mayor Bob Nation

IX. COUNCIL COMMITTEE REPORTS

A. Planning and Public Works Committee – Chairperson Dan Hurt, Ward III

- 1. Bill No. 3340 - P.Z. 11-2020 The Residences at Hog Hollow (13987 & 14001 Olive Blvd) -** An ordinance repealing City of Chesterfield Ordinance Number 2213 creating a Planned Environment Unit procedure within an “R-3” Residence District for two (2) tracts of land totaling 29.4 acres located on Olive Boulevard (P.Z. 11-2020 The Residences at Hog Hollow {13987 & 14001 Olive Blvd} 16R340207 & 16R340151). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval.**
- 2. Amended Bill No. 3341 - P.Z. 12-2020 The Residences at Hog Hollow (14001 Olive Blvd) -** An ordinance amending the Unified Development Code of the City of Chesterfield by changing the boundaries of an “R-3” Residence District to a “PUD” Planned Unit Development for a 29.4 acre tract of land located on the north side of Olive Boulevard. (P.Z. 12-2020 The Residences at Hog Hollow {14001 Olive Blvd} 16R340151). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval, as amended.**
- 3. Next Meeting – March 18, 2021 (5:30pm) - Cancelled**

B. Finance and Administration Committee – Chairperson Barb McGuinness, Ward I

C. Parks, Recreation and Arts Committee – Chairperson Michelle Ohley, Ward IV

D. Public Health and Safety Committee – Chairperson Ben Keathley, Ward

- 1. Public Health and Safety Policy #10 – Street Closures for Athletic and Other Events. (Voice Vote) Public Health and Safety Committee recommends approval.**
- 2. Memorandum of Understanding – Regional Computer Crimes Education and Enforcement. (Roll Call Vote) Public Health and Safety Committee recommends approval.**

X. REPORT FROM THE CITY ADMINISTRATOR – Mike Geisel

A. Bid Recommendation - 2021 Sidewalk Replacement Project B

Recommendation to accept the low bid, as submitted by Lamke Trenching and Excavating, and to authorize the City Administrator to enter into an Agreement with Lamke Trenching and Excavating in an amount not to exceed \$270,000, which includes the low bid amount (\$212,150), funding for the Wilson Avenue sidewalk (\$43,000) and a modest contingency for possible change orders. The current budgeted allocation for sidewalk replacement is \$570,000, which includes the current recommendation of \$270,000, along with \$300,000 for 2021 Sidewalk Replacement Project A, approved by

City Council on February 16, 2021. **(Roll Call Vote) Department of Public Works recommends approval.**

B. Bid Recommendation – City Hall Exterior Lighting Project

Recommendation to accept the low bid, as submitted by Rolwes Electric, and to authorize the City Administrator to enter into an Agreement with Rolwes Electric in an amount not to exceed \$209,000. The 2021 Capital Projects Budget includes \$209,000 for lighting improvements to the exterior of City Hall. **(Roll Call Vote) Department of Public Works recommends approval.**

XI. OTHER LEGISLATION

XII. UNFINISHED BUSINESS – Mayor Bob Nation

XIII. NEW BUSINESS – Mayor Bob Nation

XIV. ADJOURNMENT

Public comment will be available to users logging in online. Public comment will also be available to users calling in to the meeting; however, you must call (636) 537-6716 no later than 5:00 p.m. on the day of the meeting to inform the City Clerk of the telephone number you will be calling in from.

Members of the public may also submit comments for this meeting by calling (636) 537-6716 and leaving a message or by emailing vmcgownd@chesterfield.mo.us no later than 5:00 p.m. on the day of the meeting. Comments left over voicemail and emailed in will be read at the meeting.

AGENDA REVIEW – MONDAY 3/15/2021 – 6:30 PM

An AGENDA REVIEW meeting has been scheduled to start at **6:30 PM, on Monday, March 15, 2021.**

Please note:

There are two separate meetings, one for the agenda review, and the other for the regular meeting of City Council. Each meeting requires a separate login and each will have distinct, different login invitations. This is necessary in order to provide full and complete transparency for all meetings.

We will have to initially log in to our Work Session meeting at 6:30 p.m. After conducting the routine work session per our normal processes, we will close that meeting. We will then log into our regular meeting prior to 7 PM. These meetings generally allow users to log in up to 15 minutes prior to the actual meeting.

Please let me know, ASAP, if you will be unable to attend this meeting.

City of Chesterfield
Excess Checks (=> \$5,000)
February 2020

DATE	CHECK #	VENDOR	DESCRIPTION	CHECK AMT	FUND
2/4/2021	62833	AXON ENTERPRISE INC	SM POCKET MOUNT 4IN AXON RAPIDLOCK(25), AXON CONTRACT 2021-2023	\$ 141,662.50	121
2/4/2021	62839	COMPASS MINERALS AMERICA INC	SALT CO-OP	141,219.97	001
2/4/2021	62863	OATES ASSOCIATES	2021 WILSON AVE TIP GRANT APPLCATION	5,000.00	120
2/4/2021	62868	THE GRAVILLE LAW FIRM, LLC	DEC 2020 PROFESSIONAL SERVICES	28,862.50	001
2/10/2021	62875	EAST-WEST GATEWAY	WILSON AVE. STP GRANT FUNDS APPLICATION FEE	14,850.00	120
2/11/2021	62880	BACKSTOPPERS	2020 BACKSTOPPALOOZA CONCERT PROCEEDS	5,418.00	001
2/11/2021	62891	DELTA DENTAL OF MISSOURI	FEB 2021 DENTAL INSURANCE-LOW & HIGH	12,754.85	001
2/11/2021	62894	ENERGY PETROLEUM CO.	NL PLUS 89 OCT RFG(7,093)	13,473.36	001
2/11/2021	62918	MURPHY COMPANY	2021 HVAC PM SERVICES 1/1/20-12/31/2022, REPAIRED LEAK ON BOILER #2-CITY HALL	5,318.00	001
2/11/2021	62923	SHI INTERNATIONAL CORP	ANNUAL SOFTWARE MAINTENANCE	6,661.28	001
2/11/2021	62925	ST. LOUIS AREA HEALTH INSURANCE TRUST-MEDICAL	FEB 2021 HEALTH INSURANCE	188,962.40	001
2/11/2021	62930	TECH ELECTRONICS, INC	ANNUAL MAINTENANC CONTRACT	8,196.00	001
2/11/2021	62935	TOPE PLUMBING	1580 YARMOUTH - SEWER REPAIR	10,372.62	110
2/11/2021	62937	TOPE PLUMBING	1242 BEAVER CREEK - SEWER REPAIR	6,660.50	110
2/11/2021	62944	VIGILANT SOLUTIONS, LLC	AUTOMATIC LICENSE PLATE RECOGNITION SYSTEM	21,558.25	121
2/18/2021	62963	GAMMA TREE EXPERTS	2020 STREET TREE REMOVAL	16,805.50	001
2/18/2021	62968	LASER TECHNOLOGY, INC.	SOFTWARE, FARO ZONE 3D, ELEC, KIT TRUSPEED/KIT ANDROID TABLET/DONGLE	7,385.00	121
2/18/2021	62973	PNC BANK	FEB 2021 MONTHLY PNC STATEMENT	11,745.53	001
2/18/2021	62978	SHI INTERNATIONAL CORP	ANNUAL SOFTWARE MAINTENANCE	10,187.78	001
2/18/2021	62984	THE HARTFORD-PRIORITY ACCOUNTS	FEB 2021 LIFE INSURANCE	10,089.81	001
2/18/2021	62985	TIMBERLINE PROFESSIONAL TREE CARE	2021 STREET TREE REMOVAL	11,682.50	120
2/25/2021	62993	ALL TRAFFIC SOLUTIONS	RADAR SPEED DISPLAY SIGNS	10,000.00	121
2/25/2021	62994	AMEREN MISSOURI	690 CHESTERFIELD PKWY W-0627147004	9,786.94	001
2/25/2021	63006	COMPASS MINERALS AMERICA INC	SALT CO-OP	68,791.73	001
2/25/2021	63008	ESRI	SOFTWARE LICENSING-ENTERPRISE LICENSING YEAR 1 OF 3	28,413.98	001
2/25/2021	63038	TOPE PLUMBING	16321 WILSON FARM - SEWER REPAIR	7,917.00	110
				<u>\$803,776.00</u>	

Respectfully submitted by,
John Hughes, Assistant Finance Director



<u>Fund Legend</u>	
General Fund	001
Sewer lateral fund	110
Parks	119
Capital Improvements	120
Public Safety	121
Trust & Agency	808



RECORD OF PROCEEDING

MEETING OF THE CITY COUNCIL OF THE CITY OF CHESTERFIELD AT 690 CHESTERFIELD PARKWAY WEST

MARCH 1, 2021

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

Mayor Bob Nation led everyone in the Pledge of Allegiance and followed with a moment of silent prayer.

A roll call was taken with the following results:

PRESENT

ABSENT

Mayor Bob Nation
Councilmember Mary Monachella
Councilmember Barbara McGuinness
Councilmember Ben Keathley
Councilmember Mary Ann Mastorakos
Councilmember Dan Hurt
Councilmember Michael Moore
Councilmember Tom DeCampi
Councilmember Michelle Ohley

APPROVAL OF MINUTES

The minutes of the February 16, 2021 City Council meeting were submitted for approval. Councilmember Mastorakos made a motion, seconded by Councilmember Moore, to approve the February 16, 2021 City Council minutes. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

INTRODUCTORY REMARKS

Mayor Nation announced that the next meeting of City Council is scheduled for Monday, March 15, at 7 p.m.

COMMUNICATIONS AND PETITIONS

Mayor Bob Nation and Chief Ray Johnson issued the following awards in recognition of the life-saving rescue of an individual from a burning vehicle on September 23, 2020:

Chief's Commendation for bravery in aiding in this rescue

- Police Sergeant Teresa Koebbe
- Police Officer Matthew Niemeier
- Police Officer Zachary "Ty" Seeger

Distinguished Service Citation for Valor for placing themselves in imminent danger while executing this rescue

- Police Officer Devin Kitrel
- Police Officer Andrew Mattaline
- Police Officer Ryan Broeker

Chief Johnson stated that the Chief's Commendation is awarded by the Chief of Police to a department employee who performs an act or a deed that significantly affects the life of another or an action above and beyond the normal bounds of duty to the extent that a significant impact is made on others.

The Distinguished Service Citation for Valor is awarded by the Chief of Police to a department employee who performs an act of heroism in the face of personal injury or risk of life.

Ms. Susan Piazza, Manager of Municipal Sales for Republic Services, expressed her appreciation to City Council for consideration to allow Republic Services to continue its partnership with the residents and the City of Chesterfield.

Mr. Jeff Chapple, 328 Marmont Court, expressed disappointment about the re-consideration of the Republic Services contract.

Mr. George Stock, 257 Chesterfield Business Parkway, stated that he was available to answer questions pertaining to Bill No. 3340 (P.Z. 11-2020 The Residences at Hog Hollow [13987 & 14001 Olive Blvd]) and Bill No. 3341 (P.Z. 12-2020 The Residences at Hog Hollow [14001 Olive Blvd]).

Mr. Joseph Godfrey, Total Access Urgent Care, stated that he was available to answer any questions pertaining to Bill #3338 (P.Z. 09-2020 Total Access Urgent Care [13426 Olive Blvd]).

Ms. Trish Reynolds, 610 Sunbridge Drive, expressed disappointment that Planning Commission recommended rezoning approval of the Residences at Hog Hollow development.

Dr. Matt Bruckel, Total Access Urgent Care, expressed appreciation for the cooperation and assistance of City Council in coming to agreement in order to make the development a success.

APPOINTMENTS

There were no appointments.

COUNCIL COMMITTEE REPORTS AND ASSOCIATED LEGISLATION

Planning/Public Works Committee

Bill No. 3338 Amends the Unified Development Code of the City of Chesterfield by changing the boundaries of an existing “C-8” Planned Commercial District to a “PC” Planned Commercial District for a 3.19 acre tract of land located south of Olive Boulevard, east of North Woods Mill Road (P.Z. 09-2020 Total Access Urgent Care [13426 Olive Blvd] 16Q330911) **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval, as amended. - Pink Sheet Amendment proposed by Ward I Councilmember**

Councilmember Monachella made a motion, seconded by Councilmember Hurt, to amend Bill No. 3338 by incorporating the Pink Sheet amendment. A voice vote was taken with a unanimous affirmative result. The motion to amend was declared passed.

Councilmember Hurt made a motion, seconded by Councilmember Moore, for the second reading of Bill No. 3338 as amended. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3338 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3338 with the following results: Ayes – Moore, Ohley, Monachella, McGuinness, Hurt, DeCampi, Mastorakos and Keathley. Nays – None. Whereupon Mayor Nation declared Bill No. 3338 approved as amended, passed it and it became **ORDINANCE NO. 3140**.

Bill No. 3339 Pertains to the acceptance of Wilmas Farm Drive, Wilmas Hollow Drive, and Wilmas Valley Court as public streets in the City of Chesterfield **(Second Reading) Planning & Public Works Committee recommends approval**

Councilmember Hurt made a motion, seconded by Councilmember Mastorakos, for the second reading of Bill No. 3339. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3339 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3339 with the following results: Ayes – Monachella, DeCampi, Hurt, Keathley, Mastorakos, McGuinness, Moore and Ohley. Nays – None. Whereupon Mayor Nation declared Bill No. 3339 approved, passed it and it became **ORDINANCE NO. 3141**.

Bill No. 3340 Repeals City of Chesterfield Ordinance Number 2213 creating a Planned Environment Unit procedure within an “R-3” Residence District for two (2) tracts of land totaling 29.4 acres located on Olive Boulevard (P.Z. 11-2020 The Residences at Hog Hollow {13987 & 14001 Olive Blvd} 16R340207 & 16R340151) **(First Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval**

Bill No. 3341 Amends the Unified Development Code of the City of Chesterfield by changing the boundaries of an “R-3” Residence District to a “PUD” Planned Unit Development for a 29.4 acre tract of land located on the north side of Olive Boulevard (P.Z. 12-2020 The Residences at Hog Hollow {14001 Olive Blvd} 16R340151) **(First Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval, as amended. - Green Sheet Amendment recommended by PPW Committee**

Councilmember Hurt made a motion, seconded by Councilmember Moore, for the first reading of Bill Nos. 3340 and 3341. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill Nos. 3340 and 3341 were read for the first time.

Councilmember Monachella made a motion, seconded by Councilmember Moore, to amend Bill No. 3341 by incorporating the Green Sheet amendment as recommended by the Planning and Public Works Committee. A voice vote was taken with a unanimous affirmative result and the motion to amend was declared passed.

Councilmember Hurt announced that the next meeting of this Committee, scheduled for Thursday, March 4, at 5:30 p.m., has been canceled.

Finance and Administration Committee

Councilmember Barbara McGuinness, Chairperson of the Finance and Administration Committee, indicated that she had no report this evening.

Parks, Recreation & Arts Committee

Councilmember Michelle Ohley, Chairperson of the Parks, Recreation & Arts Committee, indicated that she had no report this evening.

Public Health & Safety Committee

Councilmember Ben Keathley, Chairperson of the Public Health & Safety Committee, indicated that he had no action items for consideration this evening.

REPORT FROM THE CITY ADMINISTRATOR

City Administrator Mike Geisel reported that Staff is recommending award of a contract for the 2020 Accessible Sidewalk Ramp Improvement Project. Based upon review of information provided by Director of Public Works Jim Eckrich, Mr. Geisel joined with him in recommending award of a contract to Spencer Contracting in the amount of \$62,306. This project is fully funded through the Community Development Block Grant Program, and there will be no cost to the City of Chesterfield. Councilmember DeCampi made a motion, seconded by Councilmember Ohley, to accept the low bid as submitted by Spencer Contracting for the 2020 Accessible Sidewalk Ramp Improvement Project, and to authorize the City Administrator to execute an agreement in an amount not to exceed \$62,306 funded from the annual Community Development Block Grant funds. A roll call vote was taken with the following results: Ayes – Ohley, Moore, McGuinness, DeCampi, Monachella, Hurt, Mastorakos and Keathley. Nays – None. Whereupon Mayor Nation declared the motion passed.

Mr. Geisel reported that Staff is recommending award of a contract for the 2021 Selective Slab Replacement Project Area A. Based upon review of information provided by Director of Public Works Jim Eckrich, Mr. Geisel joined with him in recommending award of a contract to Amcon Municipal Concrete in an amount not to exceed \$2,075,000. This project is budgeted within the Capital Projects Fund and the recommended allocation for Project A and Project B in aggregate matches the budgeted amount of \$2,700,000. Councilmember DeCampi made a motion, seconded by Councilmember Keathley, to accept the low bid as submitted by Amcon Municipal Concrete for the 2021 Selective Slab Replacement Project Area A, and to authorize the City Administrator to execute an agreement in an amount not to exceed \$2,075,000 funded from the Capital Projects Fund, which has \$2.7 million allocated for both 2021

planned street reconstruction projects, which is equal to the combined requested project approval request. A roll call vote was taken with the following results: Ayes – DeCampi, Mastorakos, McGuinness, Moore, Keathley, Ohley, Monachella and Hurt. Nays – None. Whereupon Mayor Nation declared the motion passed.

Mr. Geisel reported that Staff is recommending award of a contract for the 2021 Selective Slab Replacement Project Area B. Based upon review of information provided by Director of Public Works Jim Eckrich, Mr. Geisel joined with him in recommending award of a contract to Raineri Construction in an amount not to exceed \$625,000. This project is budgeted within the Capital Projects Fund and the recommended allocation for Project A and Project B in aggregate matches the budgeted amount of \$2,700,000. Councilmember Ohley made a motion, seconded by Councilmember DeCampi, to accept the low bid as submitted by Raineri Construction for the 2021 Selective Slab Replacement Project Area B, and to authorize the City Administrator to execute an agreement in an amount not to exceed \$675,000 funded from the Capital Projects Fund, which has \$2.7 million allocated for both 2021 planned street reconstruction projects, which is equal to the combined requested project approval request. A roll call vote was taken with the following results: Ayes – Hurt, Monachella, McGuinness, DeCampi, Keathley, Mastorakos, Moore and Ohley. Nays – None. Whereupon Mayor Nation declared the motion passed.

OTHER LEGISLATION

There was no “Other Legislation” scheduled for this meeting.

UNFINISHED BUSINESS

Councilmember McGuinness made a motion, seconded by Councilmember Keathley, to rescind the City Council vote of January 19, 2021 relative to the five year re-negotiated agreement with Republic Services. A roll call vote was taken with the following results: Ayes – Mastorakos, DeCampi, McGuinness, Monachella, Moore, Ohley and Keathley. Nays – Hurt. Mayor Nation declared the motion passed.

Councilmember McGuinness made a motion, seconded by Councilmember Mastorakos, to authorize the City Administrator to execute a five year agreement with Republic Services for solid waste management, including amendments addressing 1) late Friday waste service collection misses, 2) capping the agreement CPI Index at 2.5%, and 3) adjusting first year pricing to remain at current levels while increasing the senior discount to 15%. A roll call vote was taken with the following results: Ayes – Ohley, Monachella, McGuinness, Mastorakos, Keathley, Hurt, DeCampi and Moore. Nays – None. Whereupon Mayor Nation declared the motion passed.

NEW BUSINESS

There was no new business.

ADJOURNMENT

There being no further business to discuss, Mayor Nation adjourned the meeting at 8:16 p.m.

Mayor Bob Nation

ATTEST:

Vickie McGownd, City Clerk

APPROVED BY CITY COUNCIL: _____

UPCOMING MEETINGS/EVENTS

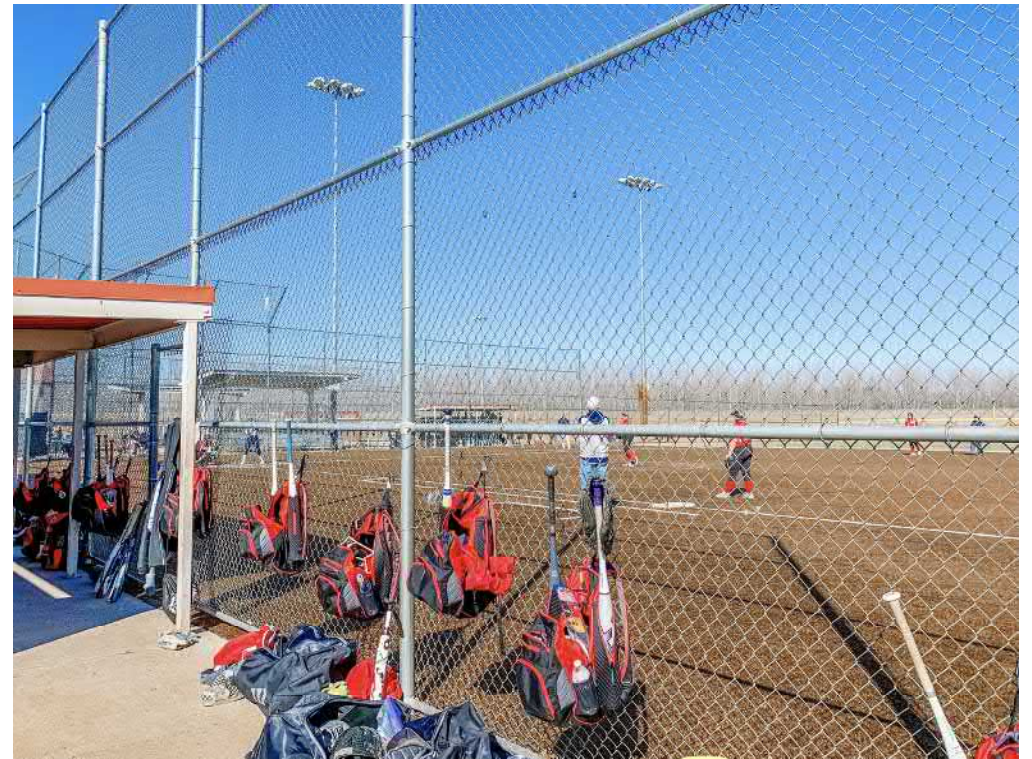
- A. Thursday, March 18, 2021 – Planning & Public Works (5:30pm) - Cancelled**
- B. Monday, March 22, 2021 – Planning Commission (7pm)**
- C. Monday, April 12, 2021 – Planning Commission (7pm)**
- D. Wednesday, April 21, 2021 – City Council (7pm)**



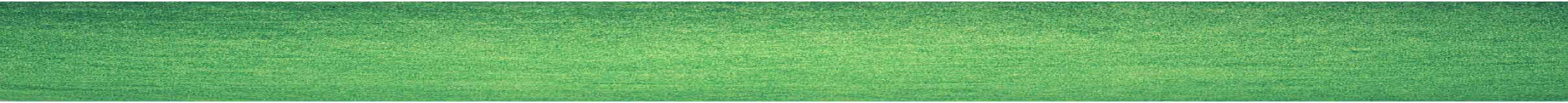
Moving forward in the Parks, Recreation and Arts Department as we continue to deal With Covid -19

COVID-19 is highly contagious and is known to spread mainly from person-to-person contact. By attending an event, program or visiting a City of Chesterfield facility, you agree: (1) to abide by the procedures established by the St. Louis County Dept. of Health and the CDC to help protect attendees and staff; (2) to voluntarily assume the risk that you and/or your family may be exposed to or infected by COVID-19 at any and all Chesterfield events, programs or facilities; (3) to assume all the risks of attendance and participation for you and your family; (4) to waive all liability against the City of Chesterfield and all other parties associated with the event, programs and facilities; and (5) to agree to indemnify the City of Chesterfield for any claims brought against the City of Chesterfield by any person you have agreed to assume the risk for under these terms.

Chesterfield Valley Athletic Complex



St. Louis Community College Girls softball games being played on our turf fields on March 2, 2021



CVAC

- We opened on March 1st
- League play and tournaments
- Restrictions
- Contract tracing required- CBSA and tournament directors will provide
- Concessions closed until spectator restrictions are lifted
- 30 minutes between games for cleaning

Entrance and Exit Map for Baseball/Softball Fields



Amphitheater



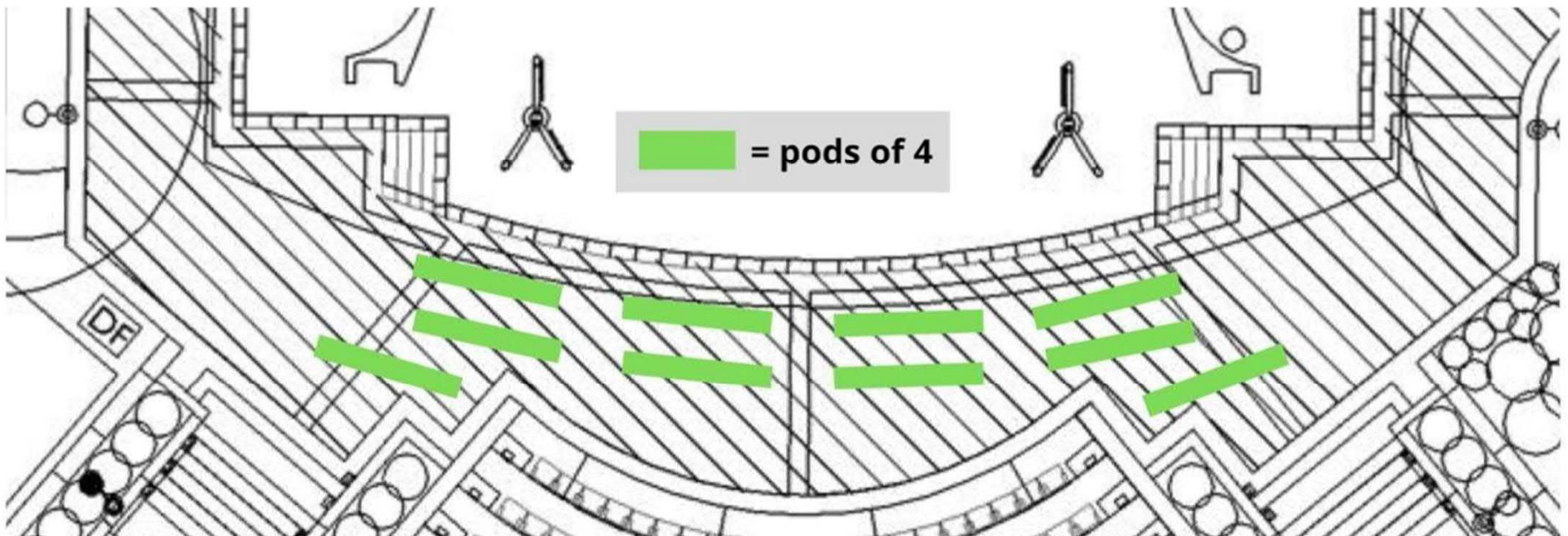
Amphitheater

- St. Louis County Plan was approved for 822 guests from April-mid June
- Mid June we are currently approved for up to 2000 guests
- Two ticketed events scheduled in April
- Summer plans
 - Five free concerts- Limited seating up to 2000 at this time
 - Ten ticketed shows currently
 - We have 150 artist holds currently
 - Pedal the Cause is coming back with two days of rides to spread riders out

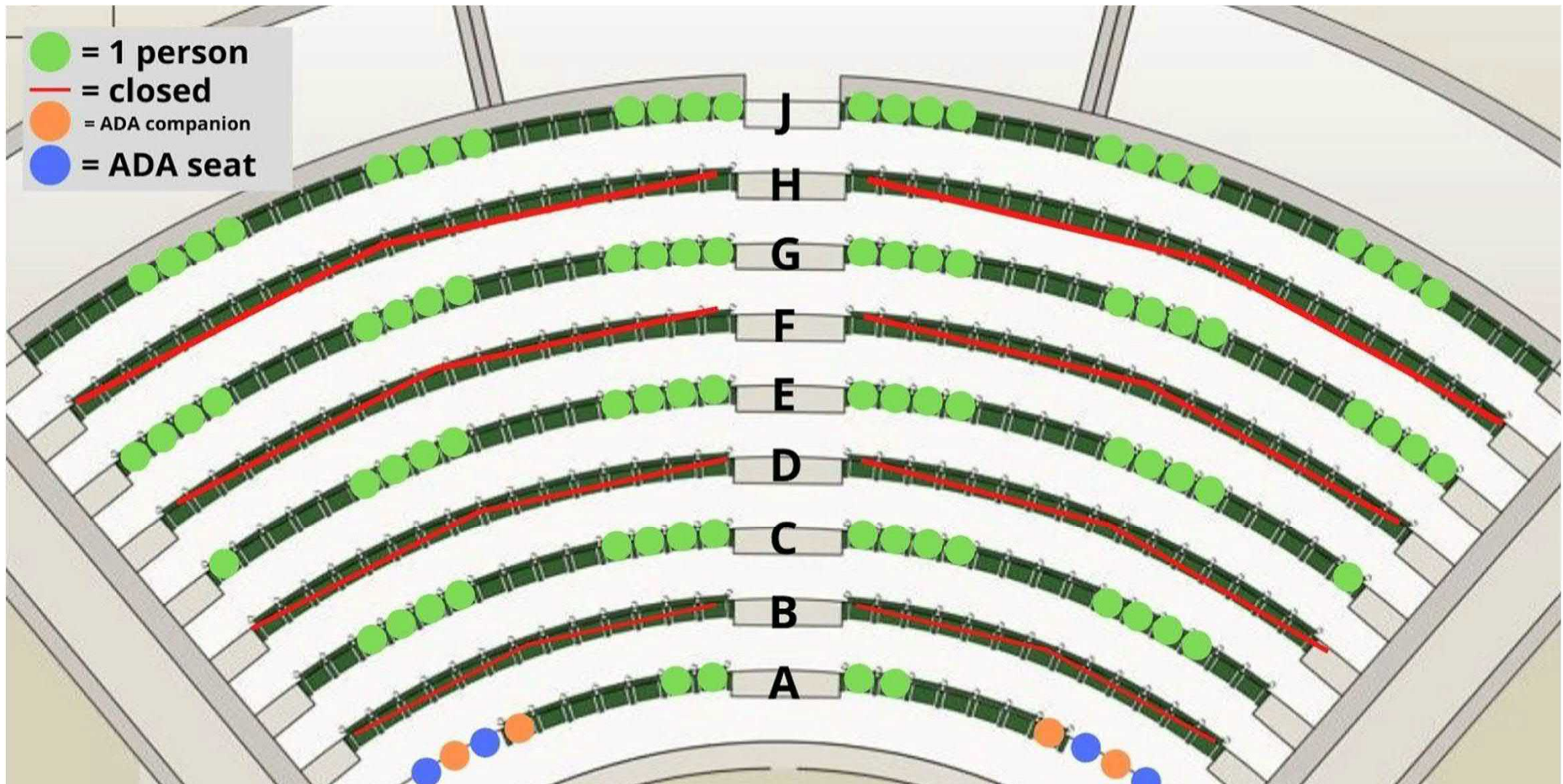
Amphitheater COVID-19 Seating Plan

- Total Capacity = 822 guests
- Pit: 40 total; 10x4 pods
- Fixed: 94 total; 20x4 pods, 2x2 pods, 4x2 ADA Pods, 2x1 pods
- Terrace & Mezzanine: 312 total; 272x4 pods, 4 ADA pods, 12x2 pods
- GA Lawn: 360 total; 86x4 pods, 8x2 pods
- Deck: 16 total; 4x4 pods

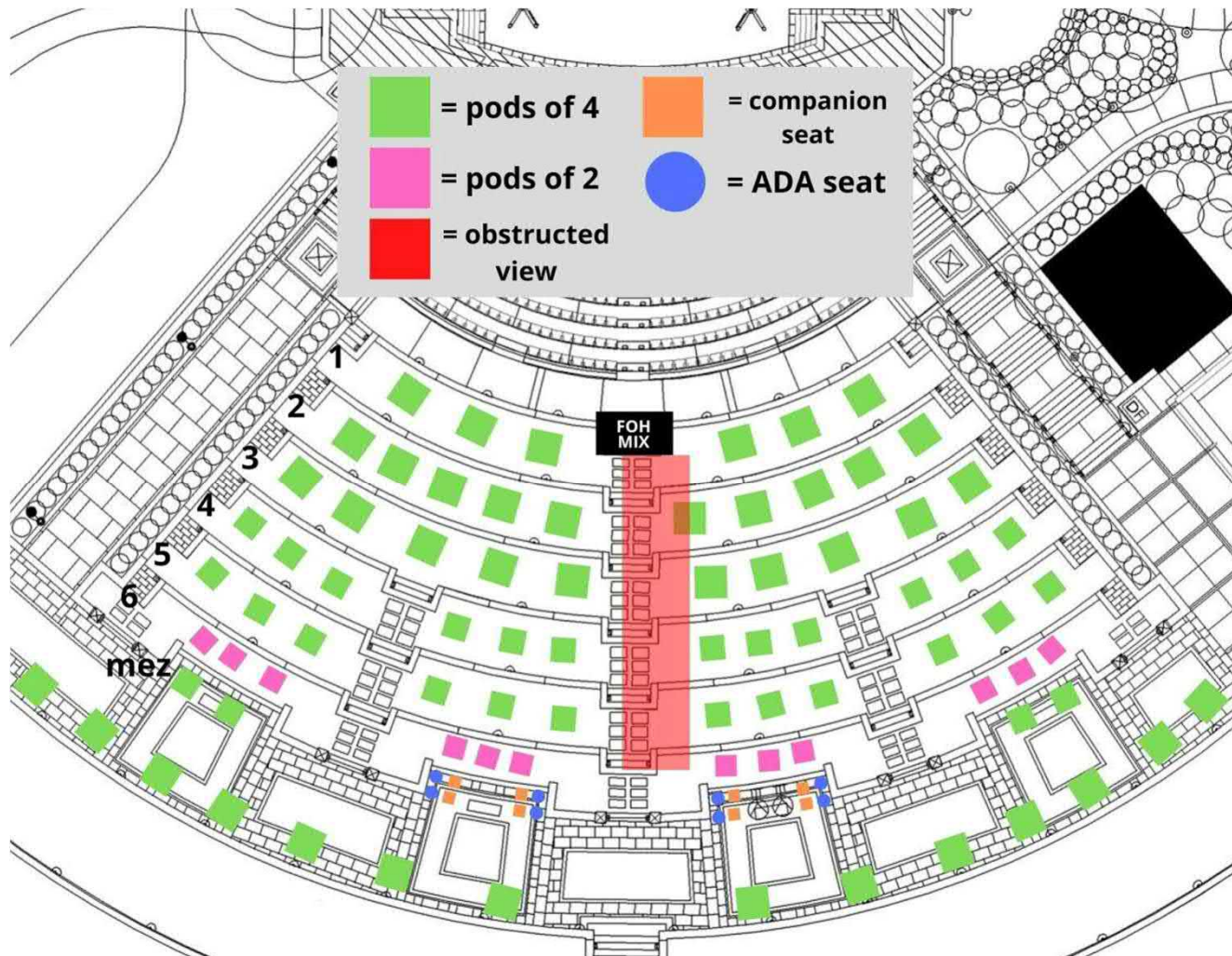
PIT



Fixed Seating

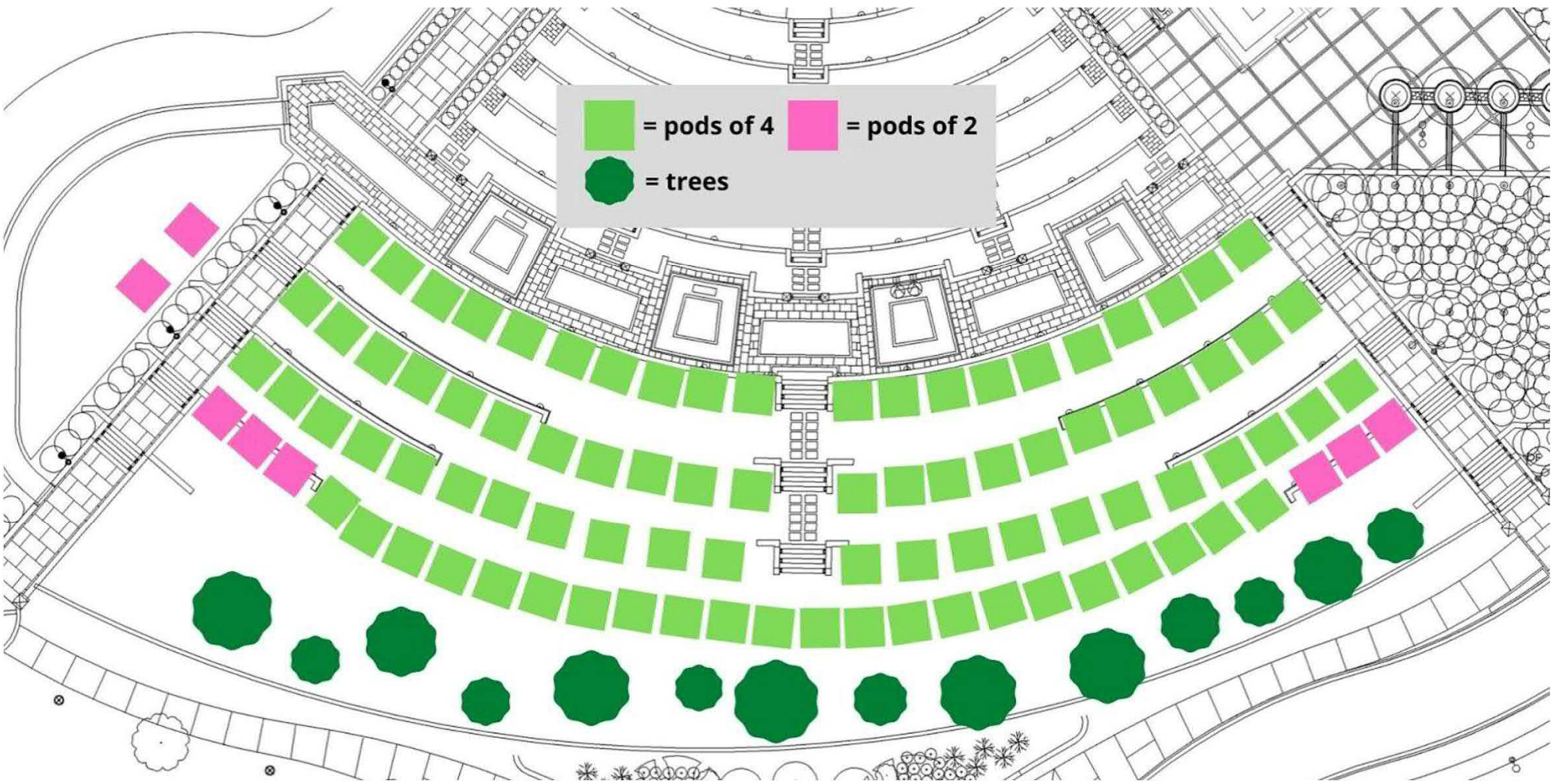


Terrace & Mezzanine



Lawn

-  = pods of 4
-  = pods of 2
-  = trees



Chesterfield Family Aquatic Center



Chesterfield Family Aquatic Center

- We will be open Memorial Day weekend
- Waiting on St. Louis County for new guidelines
- Which features can be open
- Programs will be offered
- Parkway & Rockwood school year extended



4th of July Celebration

- The 4th of July Celebration has moved to the Chesterfield Valley Athletic Complex
- Band has been approved- GROOVETHANG
- Fireworks are approved
- Food Trucks approved
- Still waiting on St. Louis County special events guidelines



FIREWORKS

PARKING

PARKING

PARKING

PARKING

PARKING

BAND

PARKING
FOOD TRUCKS
RESTROOMS

PARKING

Other Points of Interest

- Central Park Planning Grant
- Earth Day
- Logan Park Update
- Programing
 - Seniors
 - Speaker Series
 - Day Camp
 - Soccer programs

APPOINTMENTS

There are no appointments scheduled for this meeting.

PLANNING AND PUBLIC WORKS COMMITTEE

Chair: Councilmember Hurt

Vice-Chair: Councilmember Ohley

The Planning and Public Works Committee has the following action items for the March 15, 2021 City Council meeting.

A. Planning and Public Works Committee – Chairperson Dan Hurt, Ward III

- 1. Bill No. 3340 - P.Z. 11-2020 The Residences at Hog Hollow (13987 & 14001 Olive Blvd) -** An ordinance repealing City of Chesterfield Ordinance Number 2213 creating a Planned Environment Unit procedure within an “R-3” Residence District for two (2) tracts of land totaling 29.4 acres located on Olive Boulevard (P.Z. 11-2020 The Residences at Hog Hollow {13987 & 14001 Olive Blvd} 16R340207 & 16R340151). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval.**
- 2. Amended Bill No. 3341 - P.Z. 12-2020 The Residences at Hog Hollow (14001 Olive Blvd) -** An ordinance amending the Unified Development Code of the City of Chesterfield by changing the boundaries of an “R-3” Residence District to a “PUD” Planned Unit Development for a 29.4 acre tract of land located on the north side of Olive Boulevard. (P.Z. 12-2020 The Residences at Hog Hollow {14001 Olive Blvd} 16R340151). **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval, as amended.**

NEXT MEETING

The next meeting of the Planning and Public Works Committee has not yet been scheduled.

If you have any questions or require additional information, please contact Director of Planning - Justin Wyse, Director of Public Works – Jim Eckrich, or me prior to Monday’s meeting.

BILL NO. 3340

ORDINANCE NO.

AN ORDINANCE REPEALING CITY OF CHESTERFIELD ORDINANCE NUMBER 2213 CREATING A PLANNED ENVIRONMENT UNIT PROCEDURE WITHIN AN “R-3” RESIDENCE DISTRICT FOR TWO (2) TRACTS OF LAND TOTALING 29.4 ACRES LOCATED ON OLIVE BOULEVARD (P.Z. 11-2020 THE RESIDENCES AT HOG HOLLOW {13987 & 14001 Olive Blvd} 16R340207 & 16R340151).

WHEREAS, the petitioner, Stock & Associates Consulting Engineers, Inc., has requested a change in zoning from “R-3” Residence District with a “PEU” Planned Environment Unit to “R-3” Residence District for a 29.4 acre tract of land located on the north side of Olive Boulevard; and,

WHEREAS, a Public Hearing was held before the Planning Commission on December 14, 2020; and,

WHEREAS, the Planning Commission, having considered said request, recommended approval of the change of zoning by a vote of 8-1; and,

WHEREAS, the Planning and Public Works Committee, having considered said request, recommended approval of the change of zoning by a vote of 4-0; and,

WHEREAS, the City Council, having considered said request voted to approve the change of zoning request.

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI, AS FOLLOWS:

Section 1. City of Chesterfield Unified Development Code and the Official Zoning District Map, which are part thereof, are hereby amended by establishing an “R-3” Residence District for a 29.4 acre tract of land located on the north side of Olive Boulevard, described as follows:

TRACTS OF LAND BEING PART OF LOT 11 OF D.J. TALBOTS ESTATE SUBDIVISION, IN U.S. SURVEYS 2030 AND 206, TOWNSHIP 46 NORTH, RANGE 4 EAST, IN ST. LOUIS COUNTY, MISSOURI, AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF HOG HOLLOW ROAD, 40 FEET WIDE, AT ITS INTERSECTION WITH THE SOUTH LINE OF U.S. SURVEY 2030; THENCE ALONG THE CENTER LINE OF SAID ROAD, NORTH 45 DEGREES 03 MINUTES 31 SECONDS WEST 86.69 FEET, NORTH 74 DEGREES 44 MINUTES 26 SECONDS WEST 142.55 FEET; THENCE NORTH 47 DEGREES 14 MINUTES 26 SECONDS WEST 211.20 FEET AND NORTH 28 DEGREES 14 MINUTES 26 SECONDS WEST 353.81 FEET TO A POINT; THENCE LEAVING SAID ROAD LINE AND RUNNING NORTH 59 DEGREES 31 MINUTES 48 SECONDS EAST 1,249.07 FEET TO A POINT; THENCE SOUTH 25 DEGREES 49 MINUTES 00 SECONDS EAST 1,460.05 FEET TO A POINT IN THE NORTH LINE OF OLIVE STREET ROAD, 60 FEET WIDE; THENCE ALONG THE NORTH LINE OF OLIVE STREET ROAD SOUTH 61 DEGREES 58 MINUTES 49 SECONDS WEST 294.51 FEET TO A POINT; THENCE NORTH 28 DEGREES 33 MINUTES 00 SECONDS WEST 175.96 FEET TO A POINT IN THE SOUTH LINE OF U.S. SURVEY 2030; THENCE ALONG SAID SURVEY LINE, NORTH 82 DEGREES 32 MINUTES 26 SECONDS WEST 854.19 FEET TO THE POINT OF BEGINNING AND CONTAINING 1,282,091 SQUARE FEET OR 29.433 ACRES MORE OR LESS, ACCORDING TO CALCULATIONS BY STOCK & ASSOCIATES CONSULTING ENGINEERS, INC. ON AUGUST 11, 2004.

Section 2. The preliminary approval, pursuant to the City of Chesterfield Unified Development Code is granted, subject to all of the ordinances, rules and regulations and the specific conditions as recommended by the Planning Commission in its recommendation to the City Council.

Section 3. The City Council, pursuant to the petition filed by Stock & Associates Consulting Engineers, Inc., in P.Z. 11-2020, requesting the amendment embodied in this ordinance, and pursuant to the recommendation of the City of Chesterfield Planning Commission that said petition be granted and after a public hearing, held by the Planning Commission on the 14th day of December 2020, does hereby adopt this ordinance pursuant to the power granted to the City of Chesterfield under Chapter 89 of the Revised Statutes of the State of Missouri authorizing the City Council to exercise legislative power pertaining to planning and zoning.

Section 4. This ordinance and the requirements thereof are exempt from the warning and summons for violations as set out in Section 8 of the City of Chesterfield Unified Development Code.

Section 5. This ordinance shall be in full force and effect from and after its passage and approval.

Passed and approved this _____ day of _____, 2021.

PRESIDING OFFICER

Bob Nation, MAYOR

ATTEST:

Vickie McGownd, CITY CLERK

FIRST READING HELD: 03/01/2021

AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT CODE OF THE CITY OF CHESTERFIELD BY CHANGING THE BOUNDARIES OF AN “R-3” RESIDENCE DISTRICT TO A “PUD” PLANNED UNIT DEVELOPMENT FOR A 29.4 ACRE TRACT OF LAND LOCATED ON THE NORTH SIDE OF OLIVE BOULEVARD. (P.Z.- 12-2020 THE RESIDENCES AT HOG HOLLOW {14001 OLIVE BLVD} 16R340151).

WHEREAS, the petitioner, Stock & Associates Consulting Engineers, Inc., has requested a change in zoning from “R-3” Residence District to “PUD” Planned Unit Development for a 29.4 acre tract of land located on the north side of Olive Boulevard; and,

WHEREAS, a Public Hearing was held before the Planning Commission on December 14, 2020; and,

WHEREAS, the Planning Commission, having considered said request, recommended approval of the change of zoning with amendments by a vote of 8-1; and,

WHEREAS, the Planning and Public Works Committee, having considered said request, recommended approval of the change of zoning by a vote of 4-0, with the condition that a minimum of 20’ useable flat area with picnic benches and/or sitting benches be positioned between the retention basin and buildings A, B, and C; and,

WHEREAS, the City Council, having considered said request voted to approve the change of zoning request.

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI, AS FOLLOWS:

Section 1. City of Chesterfield Unified Development Code and the Official Zoning District Map, which are part thereof, are hereby amended by establishing a “PUD” Planned Unit Development for a 29.4 acre tract of land located on the north side of Olive Boulevard, described as follows:

A tract of land in Lot 11 of D.J. Talbot Subdivision in U.S. Survey 2030, according to the plat thereof recorded in Plat Book 7 Page 43 of the St. Louis City (former County) Records and partly in U.S. Survey 206 Township 46 North Range 4 East in St. Louis County, Missouri more particularly described as:

Beginning at a point in the center line of Hog Hollow Road, 40 feet wide, at its intersection with the South line of U.S. Survey 2030; thence along the center line of said road, North 45 degrees 03 minutes 31 seconds West, 86.69 feet; North 74 degrees 44 minutes 26 seconds West, 142.55 feet; North 47 degrees 14 minutes 26 seconds West, 211.20 feet and North 28 degrees 14 minutes 26 seconds West, 356.40 feet and North 07 degrees 12 minutes 34 seconds East, 85.40 feet to the south right-of-way line of the Missouri Central Rail Road Company, 100 feet wide; thence along said right-of-way line the following courses and distances: North 63 degrees 04 minutes 34 seconds East, 699.83 feet to a point of curvature to the left having a radius of 5,787.48 feet, an arc length of 242.07 feet and a chord which bears North 61 degrees 52 minutes 40 seconds East, 242.06 feet and North 60 degrees 40 minutes 46 seconds East, 257.43 feet to its intersection with the northwesterly prolongation of the western line of Eagle Ridge, a subdivision according to the plat thereof as recorded in Plat Book 344, Page 175 of the St. Louis County Records; thence departing said right-of-way line along said prolongation line and the western line of Eagle Ridge, South 25 degrees 49 minutes 00 seconds East, 1,176.10 feet to the northern corner of a tract of land as conveyed to WLF Investments LLC by instrument recorded in Book 21584, Page 1944 of above said records; thence along the northwest line of said WLF Investments LLC tract, South 64 degrees 11 minutes 00 seconds West, 145.90 feet to the western corner thereof; thence South 25 degrees 49 minutes 00 seconds East, 301.42 feet to the northwestern right-of-way line of Olive Boulevard, thence along said right-of-way line, South 61 degrees 59 minutes 00 seconds West, 148.50 feet to the southeastern corner of a tract of land as conveyed to Keymer Realty and Investments, LLC by instrument recorded in Book 21422, page 725 of above said records; thence along the eastern line of said Keymer tract, North 28 degrees 33 minutes 00 seconds West, 173.94 feet to the southeastern tract of land as awarded to Harvey A. and Sandra S. Keymer under Cause No. 09SL-CC023205 filed in the Circuit Court of St. Louis County; thence along the eastern and northern lines of said cause the following courses and distances: North 75 degrees 52 minutes 59 seconds East, 3.20 feet; North 14 degrees 07 minutes 01 seconds West, 10.86 feet; North 30 degrees 56 minutes 43 seconds West, 17.06 feet to the beginning of a non-tangent curve to the left having a radius of 46.59 feet; along said curve with an arc length of 57.24 feet and a chord which bears North 83 degrees 38 minutes 06 seconds West, 53.71 feet and South 61 degrees 11 minutes 37 seconds West, 37.17 feet to the south line of

above said U.S. Survey 2030; thence along said south line, North 82 degrees 32 minutes 26 seconds West, 760.09 feet to the Point of Beginning and Containing 1,281,082 square feet or 29.410 acres more or less according to calculations performed by Stock and Associates Consulting Engineers, Inc. on June 12, 2019.

Section 2. The preliminary approval, pursuant to the City of Chesterfield Unified Development Code is granted, subject to all of the ordinances, rules and regulations and the specific conditions as recommended by the Planning Commission in its recommendation to the City Council, which are set out in the “Attachment A” and the preliminary plan indicated as “Attachment B” which is attached hereto as and made part of.

Section 3. The City Council, pursuant to the petition filed by Stock & Associates Consulting Engineers, Inc., in P.Z. 12-2020, requesting the amendment embodied in this ordinance, and pursuant to the recommendation of the City of Chesterfield Planning Commission that said petition be granted and after a public hearing, held by the Planning Commission on the 14th day of December, 2020, does hereby adopt this ordinance pursuant to the power granted to the City of Chesterfield under Chapter 89 of the Revised Statutes of the State of Missouri authorizing the City Council to exercise legislative power pertaining to planning and zoning.

Section 4. This ordinance and the requirements thereof are exempt from the warning and summons for violations as set out in Section 8 of the City of Chesterfield Unified Development Code.

Section 5. This ordinance shall be in full force and effect from and after its passage and approval.

Passed and approved this _____ day of _____, 2021.

PRESIDING OFFICER

Bob Nation, MAYOR

ATTEST:

Vickie McGownd, CITY CLERK

FIRST READING HELD: 03/01/2021

ATTACHMENT A

All provisions of the City of Chesterfield City Code shall apply to this development except as specifically modified herein.

I. SPECIFIC CRITERIA

A. PERMITTED USES

1. The uses allowed in this Planned Unit Development (PUD) District shall be:
 - a. Dwellings, Single-Family Attached.
 - b. Dwellings, Single-Family Detached.
 - c. Dwellings, Multiple-Family.
2. The above uses in this Planned Unit Development (PUD) District shall be restricted as follows:
 - a. Lots 1-10 shall contain Dwellings, Single-Family Detached only.

B. DENSITY REQUIREMENTS

1. The total number of residential units shall not exceed one hundred (100) units.
2. There shall be no more than forty-eight (48) multiple-family dwelling units.

C. DEVELOPMENT STANDARDS

1. Minimum lot size for this development shall be 7,500 square feet.
2. Maximum height of all structures shall be forty-five (45) feet.
3. Structure setbacks shall be as follows:
 - a. Twenty-five (25) feet from any roadway right-of-way line.
 - b. Six (6) feet from any side property line.
 - c. Ten (10) feet from any rear property line.
4. No building or structure, other than: a freestanding project identification/ornamental entrance monument sign, light standards, retaining walls or flag poles shall be located within the above listed setbacks.

D. PARKING AND LOADING REQUIREMENTS

1. Parking and loading spaces for this development will be as required in the City of Chesterfield Code.
2. No construction related parking shall be permitted within Olive Boulevard right-of-way or any other existing roadways. All construction related parking shall be confined to the development.

E. LANDSCAPE AND TREE REQUIREMENTS

1. The development shall adhere to the Landscape and Tree Preservation Requirements of the City of Chesterfield Code.
2. Landscape Buffer requirements:
 - a. A thirty (30) foot Landscape Buffer shall be required along the perimeters of the PUD as identified on the Preliminary Plan attached hereto and marked as Attachment B.
 - b. The required Landscape Buffer shall be outside of any developed lot and shall be dedicated as Common Open Space or Common Ground as identified on the Preliminary Plan.
3. A minimum of thirty percent (30.0%) Common Open Space shall be required for this PUD.
4. A minimum of thirty percent (30.0%) tree preservation shall be required for this PUD.

F. SIGN REQUIREMENTS

1. Signs shall be permitted in accordance with the regulations of the City of Chesterfield Code.
2. Ornamental Entrance Monument construction, if proposed, shall be reviewed by the City of Chesterfield and the St. Louis County Department of Transportation for sight distance considerations prior to installation or construction.

G. LIGHT REQUIREMENTS

Provide a lighting plan and cut sheet in accordance with the City of Chesterfield Code.

H. ARCHITECTURAL

The development shall adhere to the Architectural Review Standards of the City of Chesterfield Code.

I. ACCESS/ACCESS MANAGEMENT

1. There shall be no access to Hog Hollow from this development. Accordingly, there are no required road improvements to Hog Hollow associated with this development.
2. Ingress and egress must conform to the Missouri Department of Transportation's (MoDOT) Access Management Guidelines and must be reviewed and approved by MoDOT. Any changes to the entrance geometrics and drainage design shall be in accordance with MoDOT standards and shall be reviewed and approved by MoDOT.
3. Access to Olive Boulevard (State Highway 340) shall be limited to one (1) street approach. The street approach shall be located as directed by the City of Chesterfield and MoDOT.
4. The nearest edge of any driveway intersecting the entrance street shall be located a minimum of 80 feet from the edge of pavement of Olive Boulevard, as directed by the City of Chesterfield.
5. No direct access to Olive Boulevard (State Highway 340) or to Hog Hollow Road will be permitted from any lot within the subdivision.
6. If adequate sight distance cannot be provided at the access location(s), acquisition of right-of-way, reconstruction of pavement and other off-site improvements may be required to provide the required sight distance as required by the City of Chesterfield and the agency in control of the right of way off which the access is proposed.
7. Provide direct right-of-way access to the proposed internal street for 13987 Olive Boulevard.
8. Provide a private fire access connection to Eagle Manor Ct. as shown on the Preliminary Plan.

J. PUBLIC/PRIVATE ROAD IMPROVEMENTS, INCLUDING PEDESTRIAN CIRCULATION

1. Any request to install a gate(s) at the entrance(s) to this development must be approved by the City of Chesterfield. No gate installation will be permitted on public right of way.
2. If a gate is installed on a street in this development, the streets within the development, or that portion of the development that is gated, shall be private and remain private forever.
3. All roadway and related improvements in each plat or phase of the development shall be constructed prior to issuance of building permits exceeding 60% for that plat or phase. Delays due to utility relocation

and/or adjustment, for which the developer is responsible monetarily, shall not constitute a cause to issue permits in excess of 60%.

4. Provide a 5 foot wide sidewalk, conforming to ADA standards, along the Olive Boulevard frontage of the site as approved and permitted by MoDOT. The sidewalk shall accommodate the extension of the sidewalk eastward to Eagle Manor Lane. The sidewalk may be located within MoDOT right-of-way, if permitted by MoDOT, or within a 6-foot wide sidewalk, maintenance, and utility easement.
5. Provide sidewalks along both sides of internal streets as directed by the City of Chesterfield.
6. Obtain approvals from the City of Chesterfield, MoDOT, and other entities as necessary for locations of proposed curb cuts and access points, areas of new dedication, and roadway improvements.
7. Provide a pedestrian connection along the proposed Fire Access Road from Eagle Manor Court to the proposed internal street.
8. Dedicate a minimum of fifty (50) feet of right-of-way or roadway easement along Hog Hollow Road to the City or the City's designee and/or accept vacation of existing Hog Hollow Road right-of-way and provide roadway easements to the City or the City's designee as directed by the City. New right-of-way or roadway easements shall be centered on the centerline of the existing roadway, with a minimum of 25 feet on either side.
9. Additional right-of-way and road improvements shall be provided, as required by the Missouri Department of Transportation and the City of Chesterfield.
10. Provide an internal pedestrian trail as shown on the Preliminary Plan.

K. POWER OF REVIEW

The development shall adhere to the Power of Review Requirements of the City of Chesterfield Code.

L. STORM WATER

1. The site shall provide for the positive drainage of storm water and it shall be discharged at an adequate natural discharge point or an adequate piped system. The adequacy and condition of the existing downstream systems shall be verified and upgraded if necessary.
2. Detention/retention and channel protection measures are to be provided in each watershed as required by the City of Chesterfield and the Metropolitan St. Louis Sewer District. The storm water

management facilities shall be operational prior to paving of any driveways or parking areas in non-residential developments or issuance of building permits exceeding sixty (60%) of the approved dwelling units in each plat, watershed or phase of residential developments. The location and types of storm water management facilities shall be identified on all Site Development Plans.

3. Emergency overflow drainage ways to accommodate runoff from the 100-year storm event shall be provided, as directed by the City of Chesterfield and Metropolitan St. Louis Sewer District.
4. Offsite storm water shall be piped to an adequate natural discharge point. Such bypass systems must be adequately designed.
5. The lowest opening of all structures shall be set at least two (2) feet higher than the one hundred (100) year high water elevation in adjacent detention/retention facilities. Structures shall be set at least 30 feet horizontally from the limits of the one hundred (100) year high water.
6. Locations of site features such as lakes and detention ponds must be approved by the City of Chesterfield and the Metropolitan Saint Louis Sewer District.
7. Grading and stormwater systems shall be designed so as to collect surface water from the rear of the lots on the northern side of the development and the western side of the development (those units tributary to bluffs along the Missouri River valley and the steep slopes above Hog Hollow Road) and convey that surface water to an adequate discharge point where measures will be employed to dissipate energy, attenuate flows, and protect the slopes from degradation. No stormwater from the aforementioned lots shall be allowed to flow to the undisturbed or reconstructed slopes, as directed by the City of Chesterfield.
8. The proposed storm sewer adjacent to Hog Hollow Road shall be designed to ensure there are no negative impacts to the existing roadside drainage swale.

M. SANITARY SEWER

Sanitary sewers shall be as approved by the Metropolitan St. Louis Sewer District and the City of Chesterfield.

N. GEOTECHNICAL REPORT

Prior to Site Development Plan approval, the developer shall provide a geotechnical report, prepared by a registered professional engineer licensed to practice in the State of Missouri, as directed by the City of Chesterfield. The report shall verify the suitability of grading and proposed

improvements with soil and geologic conditions and address the existence of any potential sinkhole, ponds, dams, septic fields, etc., and recommendations for treatment. A statement of compliance, signed and sealed by the geotechnical engineer preparing the report, shall be included on all Site Development Plans and Improvement Plans.

O. MISCELLANEOUS

1. All utilities will be installed underground.
2. Prior to record plat approval, the developer shall cause, at his expense and prior to the recording of any plat, the reestablishment, restoration or appropriate witnessing of all Corners of the United States Public Land Survey located within, or which define or lie upon, the outboundaries of the subject tract in accordance with the Missouri Minimum Standards relating to the preservation and maintenance of the United States Public Land Survey Corners, as necessary.
3. Retaining walls along public right-of-way shall be private and remain private forever and shall be located outside of right-of-way such that they are not necessary to support any public improvements.
4. Prior to final release of subdivision construction deposits, the developer shall provide certification by a registered land surveyor that all monumentation depicted on the record plat has been installed and United States Public Land Survey Corners have not been disturbed during construction activities or that they have been reestablished and the appropriate documents filed with the Missouri Department of Natural Resources Land Survey Program, as necessary.
5. Community amenities, including but not limited to trails, pocket parks, lookout stations, and fitness stations shall be provided for this development as shown on the Preliminary Plan, attached hereto and marked as Attachment B.
6. A minimum 20' useable flat area with picnic benches and/or sitting benches positioned between the retention basin and buildings A, B, and C shall be provided for this development.

II. GENERAL CRITERIA

A. SITE DEVELOPMENT PLAN SUBMITTAL REQUIREMENTS

The Site Development Plan shall include, but not be limited to, the following:

1. Location map, north arrow, and plan scale. The scale shall be no greater than one (1) inch equals one hundred (100) feet.
2. Outboundary plat and legal description of property.

3. Density calculations.
4. Parking calculations. Including calculation for all off street parking spaces, required and proposed, and the number, size and location for handicap designed.
5. Provide open space percentage for overall development including separate percentage for each lot on the plan.
6. Provide Floor Area Ratio (F.A.R.).
7. A note indicating all utilities will be installed underground.
8. A note indicating signage approval is separate process.
9. Depict the location of all buildings, size, including height and distance from adjacent property lines, and proposed use.
10. Specific structure and parking setbacks along all roadways and property lines.
11. Indicate location of all existing and proposed freestanding monument signs.
12. Zoning district lines, subdivision name, lot number, dimensions, and area, and zoning of adjacent parcels where different than site.
13. Floodplain boundaries.
14. Depict existing and proposed improvements within 150 feet of the site as directed. Improvements include, but are not limited to, roadways, driveways and walkways adjacent to and across the street from the site, significant natural features, such as wooded areas and rock formations, and other karst features that are to remain or be removed.
15. Depict all existing and proposed easements and rights-of-way within 150 feet of the site and all existing or proposed off-site easements and rights-of-way required for proposed improvements.
16. Indicate the location of the proposed storm sewers, detention basins, sanitary sewers and connection(s) to the existing systems.
17. Depict existing and proposed contours at intervals of not more than one (1) foot, and extending 150 feet beyond the limits of the site as directed.
18. Address trees and landscaping in accordance with the City of Chesterfield Unified Development Code.

19. Comply with all preliminary plat requirements of the City of Chesterfield Subdivision Regulations per the City of Chesterfield Unified Development Code.
20. Signed and sealed in conformance with the State of Missouri Department of Economic Development, Division of Professional Registration, Missouri Board for Architects, Professional Engineers and Land Surveyors requirements.
21. Provide comments/approvals from the appropriate Fire District, Monarch Levee District, Spirit of St. Louis Airport and the Missouri Department of Transportation, Metropolitan St. Louis Sewer District (MSD), and St. Louis County Department of Highways and Traffic.
22. Compliance with Sky Exposure Plane.
23. Compliance with the current Metropolitan Sewer District Site Guidance as adopted by the City of Chesterfield.

III. RECORDING

Within sixty (60) days of approval of any development plan by the City of Chesterfield, the approved Plan will be recorded with the St. Louis County Recorder of Deeds. Failure to do so will result in the expiration of approval of said plan and require re-approval of a plan by the Planning Commission.

IV. ENFORCEMENT

- A.** The City of Chesterfield, Missouri will enforce the conditions of this ordinance in accordance with the Plan approved by the City of Chesterfield and the terms of this Attachment A.
- B.** Failure to comply with any or all the conditions of this ordinance will be adequate cause for revocation of approvals/permits by reviewing Departments and Commissions.
- C.** Non-compliance with the specific requirements and conditions set forth in this Ordinance and its attached conditions or other Ordinances of the City of Chesterfield shall constitute an ordinance violation, subject, but not limited to, the penalty provisions as set forth in the City of Chesterfield Code.
- D.** Waiver of Notice of Violation per the City of Chesterfield Code.
- E.** This document shall be read as a whole and any inconsistency to be integrated to carry out the overall intent of this Attachment A.

ABBREVIATIONS

ATO	-	ADJUST TO GRADE
B.C.	-	BACK OF CURB
C.O.	-	CLEANOUT
D.B.	-	DEED BOOK
E	-	ELECTRIC
ELEV.	-	ELEVATION
EX.	-	EXISTING
F.C.	-	FACE OF CURB
FL.	-	FLOWLINE
FT.	-	FEET
FND.	-	FOUND
G	-	GRASS
H.W.	-	HIGH WATER
LFB	-	LOW FLOW BLOCKED
M.H.	-	MANHOLE
N/F	-	NOW OR FORMERLY
P.B.	-	PLAT BOOK
P.G.	-	PAGE
PR.	-	PROPOSED
P.V.C.	-	POLYVINYL CHLORIDE PIPE
R.C.P.	-	REINFORCED CONCRETE PIPE
R/W	-	RIGHT-OF-WAY
SQ.	-	SQUARE
T	-	TELEPHONE CABLE
T.B.A.	-	TO BE ABANDONED
T.B.R.	-	TO BE REMOVED
T.B.R.&R.	-	TO BE REMOVED AND REPLACED
TYP.	-	TYPICALLY
U.I.P.	-	USE IN PLACE
U.O.N.	-	UNLESS OTHERWISE NOTED
V.C.P.	-	VITRIFIED CLAY PIPE
W	-	WATER
(86'W)	-	RIGHT-OF-WAY WIDTH

LEGEND

EXISTING SANITARY SEWER	—
EXISTING STORM SEWER	—
EXISTING TREE	—
EXISTING BUILDING	—
EXISTING CONTOUR	—
SPOT ELEVATION	—
EXISTING UTILITIES	—
FOUND 1/2" IRON PIPE	—
SET IRON PIPE	—
FOUND CROSS	—
FOUND STONE	—
FIRE HYDRANT	—
LIGHT STANDARD	—
BUSH	—
SGN	—
NOTES PARKING SPACES	—
GUY WIRE	—
POWER POLE	—
WATER VALVE	—
DENOTES RECORD INFORMATION	—
ACCESSIBLE PARKING	—
PROPOSED CONTOUR	—
PROPOSED SPOT	—
PROPOSED STORM	—
PROPOSED SANITARY	—
PROPOSED SPORT COURT FENCE	—

GENERAL NOTES

- BOUNDARY AND TOPOGRAPHIC SURVEY BY STOCK & ASSOCIATES CONSULTING ENGINEERS, INC.
- ALL UTILITIES SHOWN HAVE BEEN LOCATED BY THE ENGINEER FROM AVAILABLE RECORDS. THEIR LOCATION SHOULD BE CONSIDERED APPROXIMATE. THE CONTRACTOR HAS THE RESPONSIBILITY TO NOTIFY ALL UTILITY COMPANIES, PRIOR TO CONSTRUCTION, TO HAVE EXISTING UTILITIES FIELD LOCATED.
- NO GRADE SHALL EXCEED 3:1 SLOPE.
- GRADING AND STORM WATER PER M.S.D., MODOT, AND THE CITY OF CHESTERFIELD.
- STORMWATER SHALL BE DISCHARGED AT ADEQUATE NATURAL DISCHARGE POINT. SINKHOLES ARE NOT ADEQUATE DISCHARGE POINTS.
- ALL UTILITIES WILL BE INSTALLED UNDERGROUND.
- SITE DEVELOPMENT SHALL BE IN ACCORDANCE WITH RECOMMENDATIONS AS OUTLINED IN THE GEOTECHNICAL REPORT AND ALL ITS SUPPLEMENTAL PROVISIONS AND ADDENDUMS.
- A PROVISION FOR COMMON OPEN SPACE SHALL BE PROVIDED IN THE PUD AT A MINIMUM OF THIRTY PERCENT (30%) OF THE TOTAL SITE ACREAGE, TO BE DISTRIBUTED THROUGHOUT THE PUD AND NOT CONCENTRATED IN ONE (1) AREA NOR SHALL IT CONTAIN ONLY THAT PORTION OF THE PROPOSED PUD THAT WOULD BE CONSIDERED UNDEVELOPABLE DUE TO TOPOGRAPHY OR ANY OTHER SITE SPECIFIC RELATED MATTER. ALL COMMON OPEN SPACE AREAS SHALL BE SHOWN ON ALL PRELIMINARY PLANS, SITE DEVELOPMENT PLANS, SITE DEVELOPMENT CONCEPT PLANS, SITE DEVELOPMENT SECTION PLANS, AND RECORD PLATS AND SHALL BE PRESERVED AND DEED RESTRICTED AS COMMON OPEN SPACE.

STANDARD NOTES

- ALL PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED TO CITY OF CHESTERFIELD AND/OR MODOT STANDARDS.
- NO SLOPES WITHIN CITY OF CHESTERFIELD AND/OR MODOT RIGHT-OF-WAY SHALL EXCEED 3 (HORIZONTAL) TO 1 (VERTICAL).
- STORM WATER SHALL BE DISCHARGED AT AN ADEQUATE NATURAL DISCHARGE POINT. SINKHOLES ARE NOT ADEQUATE DISCHARGE POINTS.
- ALL PROPOSED ACCESS TO MODOT ROADS SHALL MEET MINIMUM MODOT SIGHT DISTANCE REQUIREMENTS.
- ALL GRADING AND DRAINAGE SHALL BE IN CONFORMANCE WITH CITY OF CHESTERFIELD, MODOT, AND MSD STANDARDS.

DENSITY CALCULATIONS:

TOTAL SITE: 1,281,082 S.F.
 RIGHT-OF-WAY (R.O.W.): 116,365 S.F.
 R3 LOT SIZE: 10,000 S.F.
 DENSITY: (1,281,082 S.F.) / (10,000 S.F.) = 128 LOTS

PARKING CALCULATIONS

REQUIRED PARKING:	
MULTI-FAMILY 3-STORY CONDO (12 UNITS EA):	1.75 SPACE PER UNIT
TOTAL = 48 CONDOMINIUMS	(1.75 x 48 CONDOMINIUMS = 84 SPACES)
TOTAL PERMITTED (MINIMUM):	84 SPACES
PROVIDED TOTAL SPACES:	84 SHARED SPACES w/16 ACCESSIBLE (4 PER BUILDING)
SINGLE FAMILY LOTS (60'x125' = 7,500 SF) = 52	
TOTAL UNITS = 100	

ST. LOUIS COUNTY BENCHMARK

BM 7-16 - ELEV. 630.22 NGVD 1929 (U.S.G.S.)
 10' ON THE BACK OF CURB OF EAST BOUND OLIVE BLVD. ON THE CENTERLINE PRODUCED OF EAGLE MANOR LANE.

STOCK AND ASSOCIATES CONSULTING ENGINEERS, INC. AND THE UNDERGROUND ENGINEER HAVE NO RESPONSIBILITY FOR SERVICES PROVIDED BY OTHERS TO IMPLEMENT THE IMPROVEMENTS SHOWN ON THIS PLAN AND ALL OTHER DRAWINGS WHERE THE UNDERGROUND ENGINEER'S SEAL APPEARS. THE CONSTRUCTION MEANS AND METHODS ARE THE SOLE RESPONSIBILITY OF THE OWNER AND CONTRACTOR. STOCK AND ASSOCIATES CONSULTING ENGINEERS, INC. HAS NO RESPONSIBILITY TO VERIFY FINAL IMPROVEMENTS AS SHOWN ON THIS PLAN UNLESS SPECIFICALLY ENGAGED AND AUTHORIZED TO DO SO BY THE OWNER OR CONTRACTOR.

PREPARED FOR:

CHESTERFIELD MANAGEMENT ASSOCIATES LP
 26 PORTLAND PLACE
 ST. LOUIS, MO 63017
 ATTN: ADELE DAAKE
 PHONE: (513) 461-3291
 FAX: (314) 367-1206

CONTRACTOR'S INSURANCE REQUIREMENTS

PRIOR TO OBTAINING A CONSTRUCTION PERMIT FROM THE METROPOLITAN ST. LOUIS SEWER DISTRICT, THE CONTRACTOR SHALL BE REQUIRED TO PROVIDE THE DISTRICT WITH A COPY OF AN EXECUTED CERTIFICATE OF INSURANCE INDICATING THAT THE PERMITTEE HAS OBTAINED AND WILL CONTINUE TO CARRY COMMERCIAL GENERAL LIABILITY AND COMPREHENSIVE AUTO LIABILITY INSURANCE. THE REQUIREMENTS AND LIMITS SHALL BE AS STATED IN THE "RULES AND REGULATIONS AND ENGINEERING DESIGN REQUIREMENTS FOR SANITARY AND STORMWATER DRAINAGE FACILITY", SECTION 10.080 (ADDENDUM).

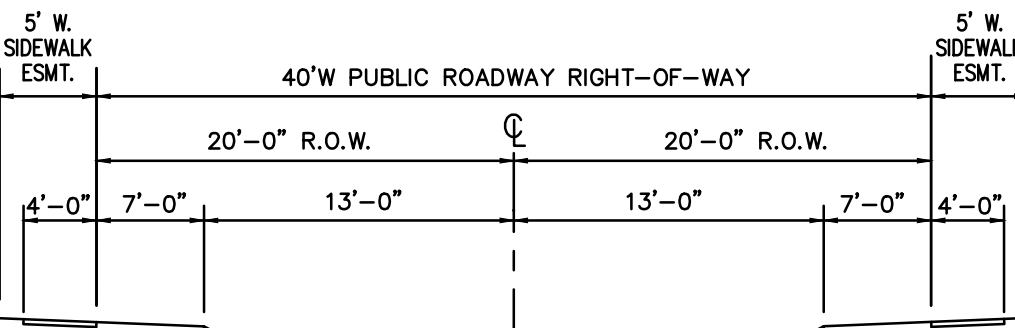
UTILITY NOTE
 UNDERGROUND FACILITIES, STRUCTURES AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS, RECORDS AND INFORMATION, AND, THEREFORE DO NOT NECESSARILY REFLECT THE ACTUAL EXISTENCE, NON-EXISTENCE, SIZE, TYPE, NUMBER, OR LOCATION OF THESE FACILITIES, STRUCTURES AND UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACTUAL LOCATION OF ALL UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES, EITHER SHOWN OR NOT SHOWN ON THESE PLANS. THE UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES SHALL BE LOCATED IN THE FIELD PRIOR TO ANY GRADING, EXCAVATION OR CONSTRUCTION OF IMPROVEMENTS. THESE PROVISIONS SHALL IN NO WAY ABSOLVE ANY PARTY FROM COMPLYING WITH THE UNDERGROUND FACILITY SAFETY AND DAMAGE PREVENTION ACT, CHAPTER 319 RSMo.

PRELIMINARY PLAN FOR THE RESIDENCES AT HOG HOLLOW, R-3 WITH P.U.D. A TRACT OF LAND BEING IN LOT 11 OF D.J. TALBOT SUBDIVISION IN IN U.S. SURVEY 2030 AS RECORDED IN PLAT BOOK 7 PAGE 43, TOWNSHIP 46 NORTH, RANGE 4 EAST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI

ATTACHMENT B

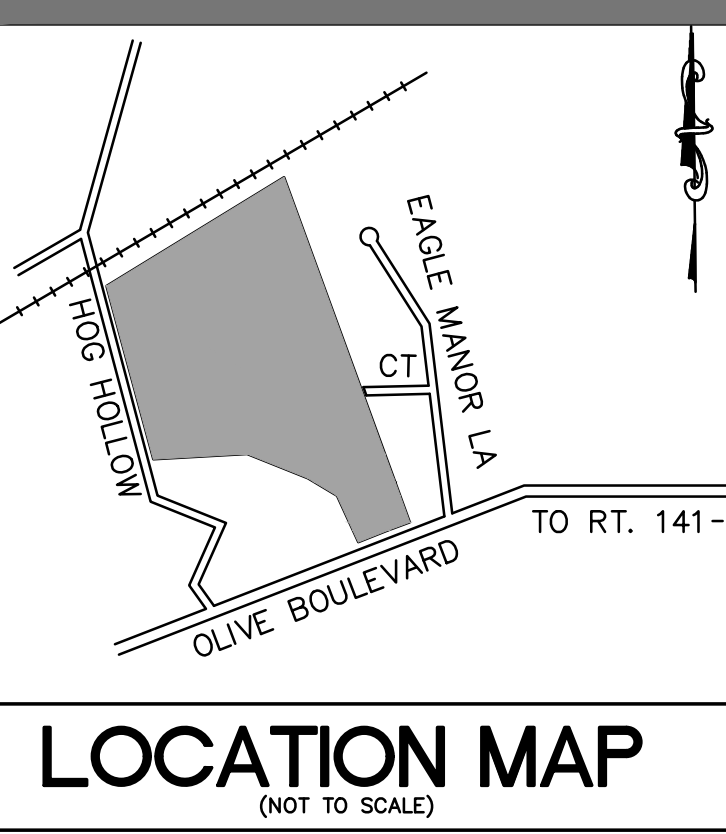
INDEX of SHEETS

- PRELIMINARY PLAN
- SITE SECTIONS



TYPICAL STREET SECTION

INTERNAL STREETS SHALL BE CONSTRUCTED IN ACCORDANCE WITH ARTICLE 04-09 OF THE UNIFIED DEVELOPMENT CODE OF THE CITY OF CHESTERFIELD



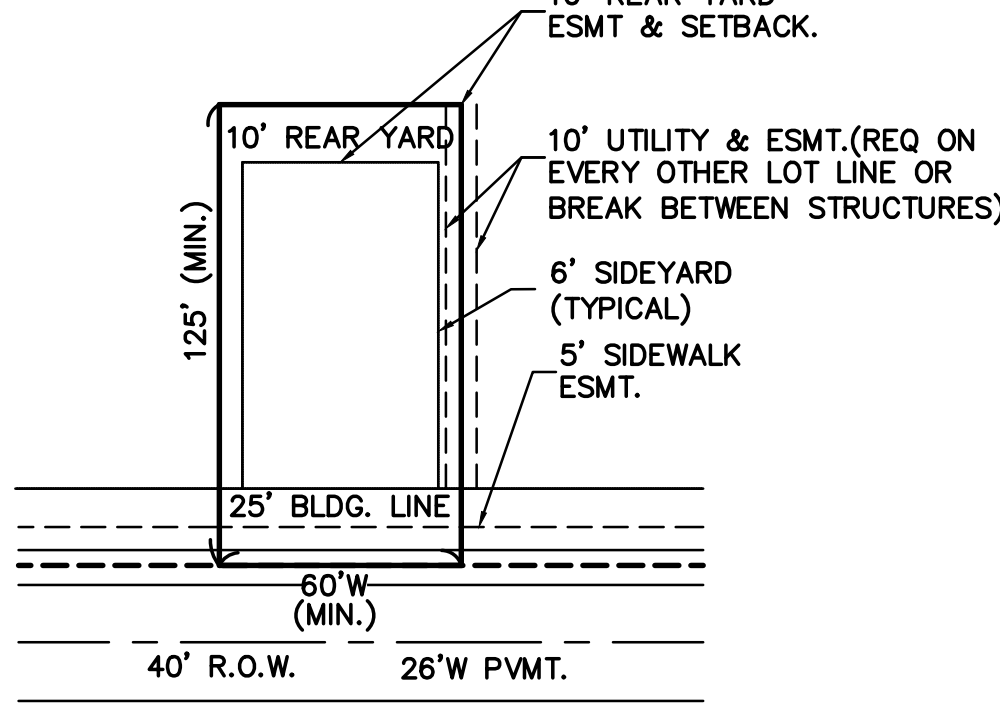
LOCATION MAP

(NOT TO SCALE)

PROPERTY DESCRIPTION

A TRACT OF LAND IN LOT 11 OF D.J. TALBOT SUBDIVISION IN U.S. SURVEY 2030, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 7 PAGE 43 OF THE ST. LOUIS CITY (FORMER COUNTY) RECORDS AND PARTLY IN U.S. SURVEY 206 TOWNSHIP 46 NORTH RANGE 4 EAST IN ST. LOUIS COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT A POINT IN THE CENTER LINE OF HOG HOLLOW ROAD, 40 FEET WIDE, AT ITS INTERSECTION WITH THE SOUTH LINE OF U.S. SURVEY 2030; THENCE ALONG THE CENTER LINE OF SAID ROAD, NORTH 45 DEGREES 03 MINUTES 31 SECONDS WEST, 86.89 FEET; NORTH 74 DEGREES 44 MINUTES 26 SECONDS WEST, 142.55 FEET; NORTH 47 DEGREES 14 MINUTES 26 SECONDS WEST, 211.20 FEET; AND NORTH 28 DEGREES 14 MINUTES 26 SECONDS WEST, 356.40 FEET AND NORTH 07 DEGREES 12 MINUTES 24 SECONDS EAST, 85.40 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF THE MISSOURI CENTRAL RAILROAD COMPANY, 100 FEET WIDE; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING COURSES AND DISTANCES: NORTH 63 DEGREES 04 MINUTES 34 SECONDS EAST, 699.83 FEET TO A POINT OF CURVATURE TO THE LEFT HAVING A RADIUS OF 5,787.48 FEET, AN ARC LENGTH OF 242.07 FEET AND A CHORD WHICH BEARS NORTH 61 DEGREES 52 MINUTES 40 SECONDS EAST, 242.06 FEET AND NORTH 60 DEGREES 40 MINUTES 46 SECONDS EAST, 257.43 FEET TO ITS INTERSECTION WITH THE NORTHWESTLY PROLONGATION OF THE WESTERN LINE OF EAGLE RIDGE; A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 344, PAGE 175 OF THE ST. LOUIS COUNTY RECORDS; THENCE DEPARTING SAID RIGHT-OF-WAY LINE ALONG SAID PROLONGATION LINE AND THE WESTERN LINE OF EAGLE RIDGE, SOUTH 25 DEGREES 49 MINUTES 00 SECONDS EAST, 1,176.10 FEET TO THE NORTHERN CORNER OF A TRACT OF LAND AS CONVEYED TO WLF INVESTMENTS LLC BY INSTRUMENT RECORDED IN BOOK 21584, PAGE 1944 OF ABOVE SAID RECORDS; THENCE ALONG THE NORTHWEST LINE OF SAID WLF INVESTMENTS LLC TRACT, SOUTH 64 DEGREES 11 MINUTES 00 SECONDS WEST, 145.60 FEET TO THE WESTERN CORNER THEREOF; THENCE SOUTH 25 DEGREES 49 MINUTES 00 SECONDS EAST, 301.42 FEET TO THE NORTHWESTERN RIGHT-OF-WAY LINE OF OLIVE BOULEVARD; THENCE ALONG SAID RIGHT-OF-WAY LINE, SOUTH 61 DEGREES 59 MINUTES 00 SECONDS WEST, 148.50 FEET TO THE SOUTHEASTERN CORNER OF A TRACT OF LAND AS CONVEYED TO KEYMER REALTY AND INVESTMENTS, LLC BY INSTRUMENT RECORDED IN BOOK 21422, PAGE 725 OF ABOVE SAID RECORDS; THENCE ALONG THE EASTERN LINE OF SAID KEYMER TRACT, NORTH 28 DEGREES 33 MINUTES 00 SECONDS WEST, 173.84 FEET TO THE SOUTHEASTERN TRACT OF LAND AS AWARDED TO HARVEY A. AND SANDRA S. KEYMER UNDER CAUSE NO. 08SL-02023005 FILED IN THE CIRCUIT COURT OF ST. LOUIS COUNTY; THENCE ALONG THE EASTERN AND NORTHERN LINES OF SAID CAUSE THE FOLLOWING COURSES AND DISTANCES: NORTH 75 DEGREES 52 MINUTES 59 SECONDS EAST, 3.20 FEET; NORTH 14 DEGREES 07 MINUTES 01 SECONDS WEST, 10.86 FEET; NORTH 30 DEGREES 56 SECONDS WEST, 17.08 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 46.59 FEET; ALONG SAID CURVE WITH AN ARC LENGTH OF 57.24 FEET AND A CHORD WHICH BEARS NORTH 83 DEGREES 02 SECONDS WEST, 53.71 FEET AND SOUTH 81 DEGREES 11 MINUTES 37 SECONDS WEST, 37.17 FEET TO THE SOUTH LINE OF ABOVE SAID U.S. SURVEY 2030; THENCE ALONG SAID SOUTH LINE, NORTH 82 DEGREES 32 MINUTES 26 SECONDS WEST, 760.09 FEET TO THE POINT OF BEGINNING AND CONTAINING 1,281,082 SQUARE FEET OR 29.410 ACRES MORE OR LESS ACCORDING TO CALCULATIONS PERFORMED BY STOCK AND ASSOCIATES CONSULTING ENGINEERS, INC. ON JUNE 12, 2019.



TYPICAL LOT - 7,500 SF. (MIN.)

POSSIBLE POCKET PARK AMENITIES



PRELIMINARY PLAN FOR: THE RESIDENCES AT HOG HOLLOW, R-3 WITH P.U.D. PREVIOUSLY KNOWN AS BRIARCLIFFE VILLAS

14001 OLIVE BLVD
 CHESTERFIELD, MO 63017

DATE: 1/12/21



GEORGE M. STOCK E-25116
 CIVIL ENGINEER
 CERTIFICATE OF AUTHORITY
 NUMBER: 000996

REVISIONS:

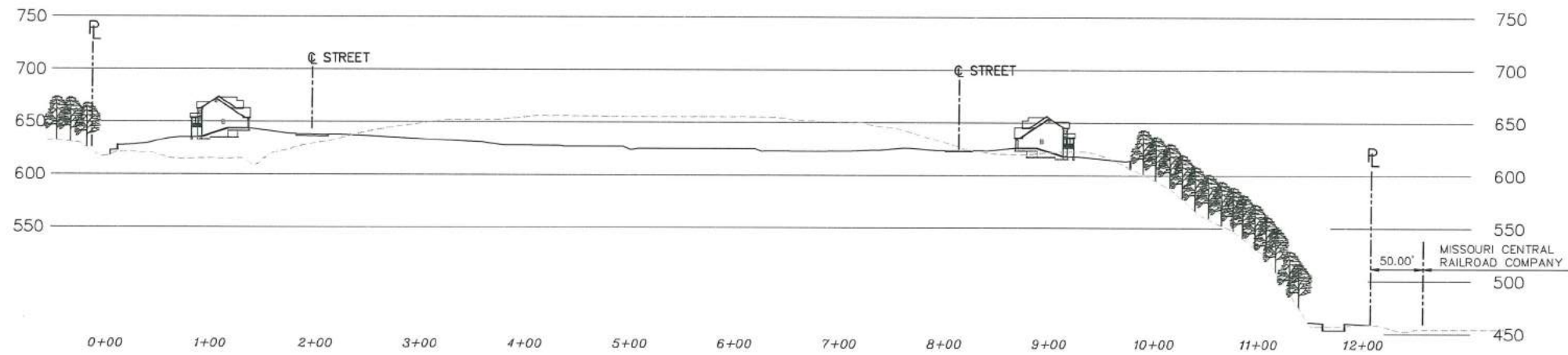
- 11-25-2020 REV PER CITY COMMENTS 11-17-2020
- 01-12-2021 REV PER CITY ADDED THREE LANE ENT. REVISED SETBACKS

DRAWN BY:	C.H.H.	CHECKED BY:	J.M.S.
DATE:	10/30/20	JOB NO.:	219-6588
REV. #:	19MSD-	DATE W/P:	16R
S.L.C. HAT #:		HAT S.U.P. #:	

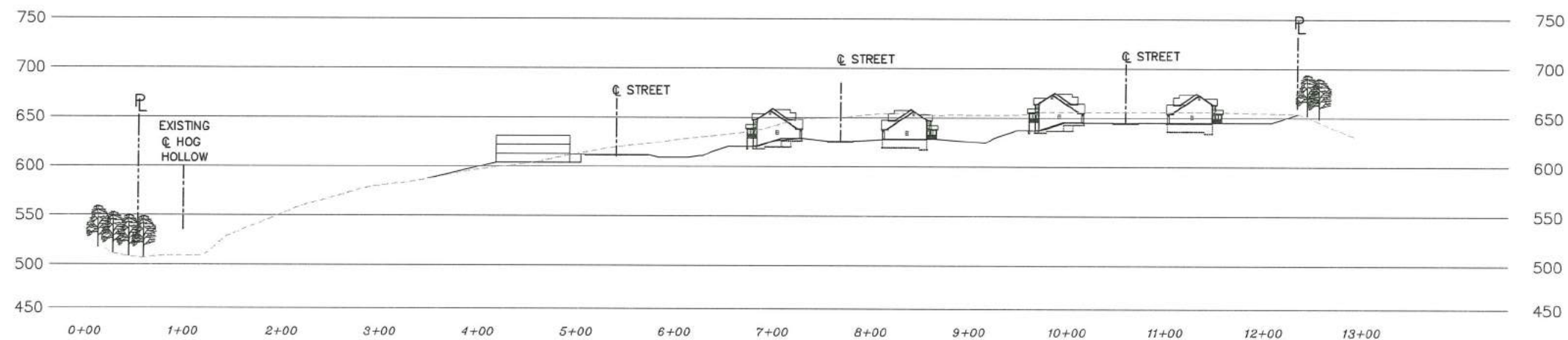
SHEET TITLE:

PRELIMINARY PLAN

SHEET NO.:
 C1.0



SECTION A-A
SCALE: HORIZ. 1"=50'
VERT. 1"=50'



SECTION B-B
SCALE: HORIZ. 1"=50'
VERT. 1"=50'

PREPARED BY:

PRELIMINARY PLAN FOR:
THE RESIDENCES AT HOG HOLLOW, R-3 WITH P.U.D.
PREVIOUSLY KNOWN AS BRIARCLIFFE VILLAS

14001 OLIVE BLVD
CHESTERFIELD, MO 63017



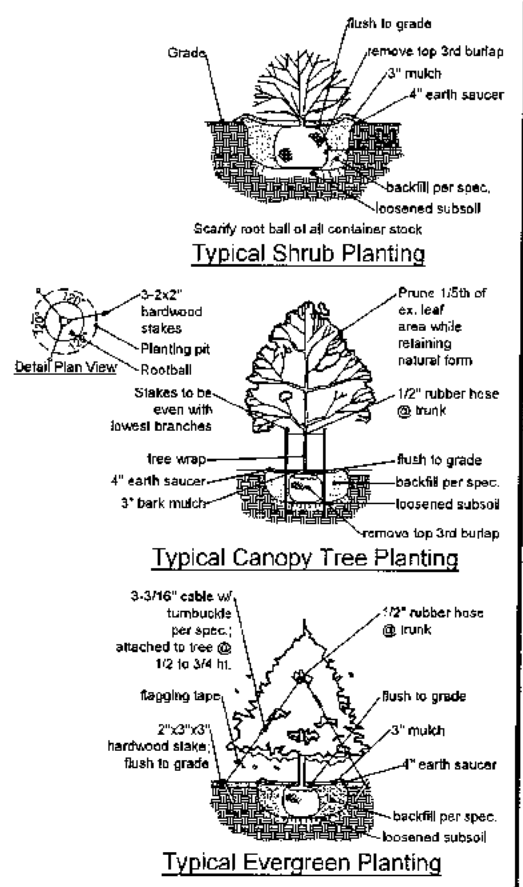
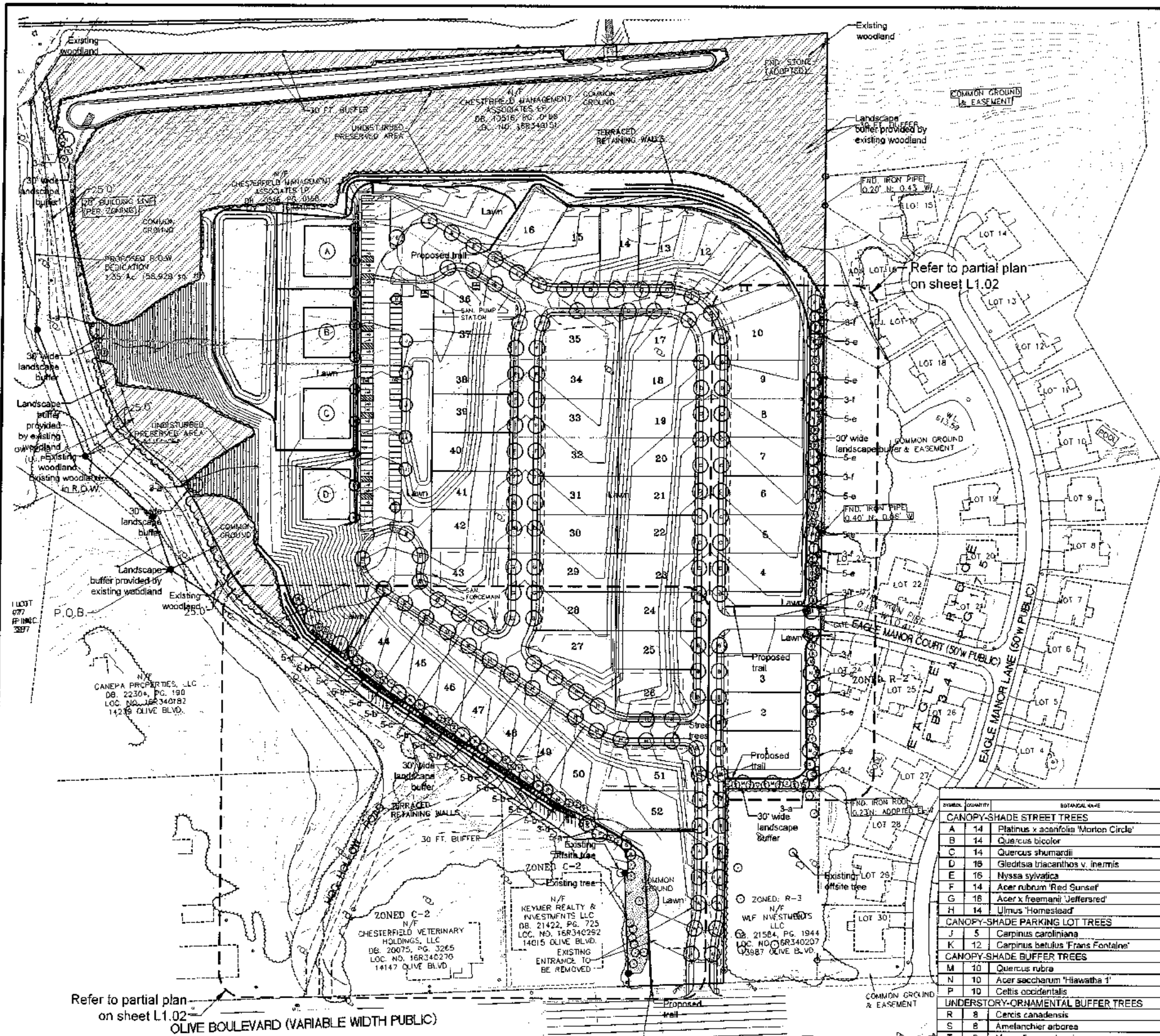
DATE: 1/15/21

REVISIONS:

1. 11-20-2020 REV PER CITY COMMENTS 11-17-2020

2. 01-12-2021 REV PER CITY ADDED THREE LANE EXT. REVISED SETBACKS

DRAWN BY: C.A.M.
CHECKED BY: C.M.S.
DATE: 10/30/20
JOB NO.: 215-0368
SHEET: 1 OF 1
SCALE: 1"=50'
SHEET TITLE: SITE SECTIONS



- Notes:
1. All street trees will be located at least 3' from proposed curb.
 2. All street trees will be located at least 10' from all hydrants and storm sewer structures.
 3. Mulch to be double ground bark mulch.
 4. All lawn areas to be seeded.
 5. All 3:1 or steeper slopes shall be seeded and have erosion control blanket.
 6. Topsoil in all disturbed lawn areas at 6" depth.
 7. Soil mix in all shrub beds at 8" depth.
 8. All landscaped areas, including islands, shall be provided with mechanical, in-ground irrigation system per the City of Chesterfield requirements. Contractor to provide design-build drawings for review by Landscape Architect.
 9. A minimum of thirty percent (30%) of the (proposed) trees must be of a species with a slow or medium growth rate.
 10. A variety of tree species within each category of deciduous, evergreen, and ornamental trees must be utilized with each of the three (3) categories providing a minimum of twenty percent (20%) of the total trees to be planted. No more than twenty percent (20%) of the trees selected shall be from the same species. For projects that require only street trees, no one species shall comprise more than twenty percent (20%) of the total trees to be planted. The canopy street tree species variety is shown as a separate percentage category within the Planting Schedule.

PLANTING SCHEDULE									
SYMBOL	QUANTITY	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS	PLT. GROWTH RATE	SLIGHTLY EXCEEDS NATURAL HEIGHT	SPECIES	PERCENT
CANOPY SHADE STREET TREES									
A	14	Platanus x acerifolia 'Marion Circle'	Exclamation! London Planetree	2.5" cal	B&B	Large/Fast		45+	11.9%
B	14	Quercus bicolor	Swamp White Oak	2.5" cal	B&B	Lg/Medium	5.9 %	45+	11.9%
C	14	Quercus shumardii	Shumard Oak	2.5" cal	B&B	Lg/Med-Fast		45+	11.9%
D	19	Gleditsia triacanthos v. inermis	Honeylocust (thornless)	2.5" cal	B&B	Large/Fast		45+	13.6%
E	16	Nyssa sylvatica	Blackgum	2.5" cal	B&B	Large/Slow	6.8 %	50	13.5%
F	14	Acer rubrum 'Red Sunset'	Red Sunset Maple	2.5" cal	B&B	Large/Fast		45	11.9%
G	18	Acer x freemanii 'Jeffersred'	Autumn Blaze Maple	2.5" cal	B&B	Large/Fast		50	13.5%
H	14	Ulmus 'Homestead'	Homestead Elm	2.5" cal	B&B	Lg/Med-Fast		55	11.9%
									Total 100%
CANOPY SHADE PARKING LOT TREES									
J	5	Carpinus caroliniana	American Hornbeam	2.5" cal	B&B	Sm/Slow-M	2.1 %	35	4.2%
K	12	Carpinus betulus 'Frans Fontaine'	Frans Fontaine Hornbeam	2.5" cal	B&B	Med/Slow-M	5.1 %	35	10.1%
CANOPY SHADE BUFFER TREES									
M	10	Quercus rubra	Red Oak	2.5" cal	B&B	Lg/Med-Fast		45+	8.4%
N	10	Acer saccharum 'Hiawatha 1'	Oregon Trail Sugar Maple	2.5" cal	B&B	Lg/Slow-Med	4.2 %	45	8.4%
P	10	Celtis occidentalis	Hackberry	2.5" cal	B&B	Lg/Med-Fast		45	8.4%
									Subtotal 40%
UNDERSTORY-ORNAMENTAL BUFFER TREES									
R	8	Cercis canadensis	Redbud	2.5" cal	B&B	Medium/Fast		30	6.7%
S	8	Amelanchier arborea	Serviceberry	2.5" cal	B&B	Med/Slow-M	3.4 %	30	6.7%
T	8	Magnolia x soulangeana	Saucer Magnolia	2.5" cal	B&B	Med/Slow-M	3.4 %	30	6.7%
									Subtotal 20%
EVERGREEN BUFFER TREES									
X	16	Thuja 'Green Giant'	Green Giant Arborvitae	8" ht	B&B	Large/Fast		60	13.4%
Y	16	Picea abies	Norway Spruce	8" ht	B&B	Large/Fast		60	13.4%
Z	16	Picea pungens	Colorado Blue Spruce	8" ht	B&B	Lg/Slow-Med	6.8 %	60	13.4%
									Subtotal 40%
SHRUBS									
a	20	Hamamelis vernalis	Ozark Witchhazel	24"	Cont.				
b	40	Viburnum rhytidophyllum	Leatherleaf Viburnum	24"	Cont.				
c	20	Viburnum dentatum	Arrowwood Viburnum	24"	Cont.				
d	23	Viburnum carlesii	Koreanspice Viburnum	24"	Cont.				
e	50	Ilex x meserveae 'Blue Prince/Blue Princess'	Blue Prince/Blue Princess Holly (1:9 ratio)	24"	Cont.				
f	24	Miscanthus sinensis 'Gracillimus'	Maidengrass	3 gal.	Cont.				
									Total 37.7 %
									Total 100%

Landscape Plan
SCALE 1"=80'

The Residences at Hog Hollow
R-3 with P.U.D.
14001 Olive Boulevard
Chesterfield, Missouri

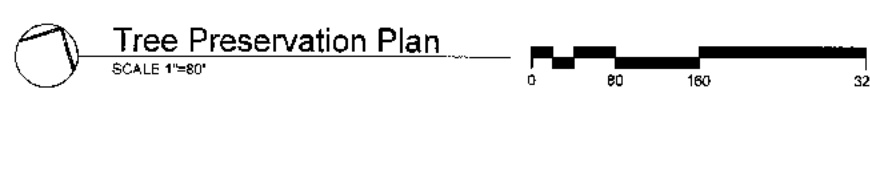
Revisions:

Date	Description	No.
11/24/20	City Comments	1

Drawn: KP
Checked: RS

LOOMIS ASSOCIATES
landscape architects + planners
7199 park drive, chesterfield, missouri 63005
t: 636-536-5566
www.loomisassociates.com

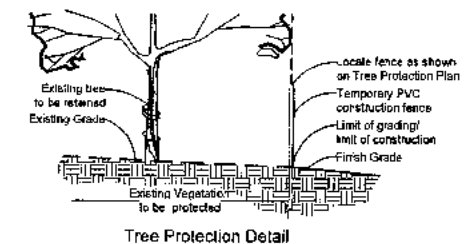
Sheet Title: Landscape Plan
Sheet No: L1.01
Date: 10/30/20
Job #: 813.080



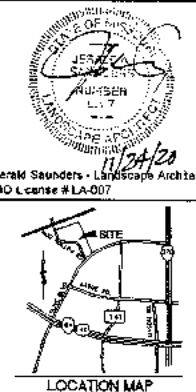
Total Site Area	=	1,281,082 s.f. (29.4 acres)	Existing Tree Canopy Area To Be Removed	=	595,273 s.f. (13.66 acres) (66.9 %)
Woodland Tree Canopy Area	=	848,494 s.f. (19.48 acres)	Existing Tree Canopy Area To Be Preserved	=	284,276 s.f. (6.76 acres) (33.1 %)
Individual Tree Canopy Area	=	41,055 s.f. (0.94 acres)	(Excludes Tree Canopy Area in R.O.W.)		
Tree Canopy Area in R.O.W.	=	5,831 s.f. (0.13 acres)			
Total Existing Tree Canopy Area	=	889,549 s.f. (20.42 acres)			
(Excludes Tree Canopy Area in R.O.W.)					

- 1) **Pre-construction meeting to be held on-site to include a presentation of tree protection measures to operators, construction supervisors, developer's representative, and city zoning inspector.**
- 2) **Clearing Limits to be rough staked in order to facilitate location for installation of protection fencing. No early maintenance schedule is required.**
- 3) **No clearing or grading shall begin in areas where the treatment and preservation measures have not been completed, including the installation of tree protection fencing as shown on the plan. Where necessary, Contractor may perform minor tree clearing prior to installing silt fencing and tree protection fencing provided they maintain tree protection area.**
- 4) **Tree Protection Fencing shall be 4-foot high temporary plastic construction fence. No equipment traffic/parking, concrete washout, material storage or other such construction activity shall be permitted to penetrate the protection fencing or disrupt the Protected Woodland Area except for the removal of dead or invasive plant material. All ground plane in planting areas shall be mulched with hardwood bark mulch. Tree Protection Signage will be placed along the Protection Fencing as shown as the dashed line on the plan.**
- 5) **Tree protection measures to be maintained throughout construction sequence.**

- 1) Survey limit of disturbance.
- 2) Perform root pruning.
- 3) Install tree protection fencing.
- 4) Post tree protection signage on fence (No signs will be posted on trees).
- 5) Maintain tree protection area as an off-limits zone.



Tree Inventory					
Tree #	Species	inches	Rating	Comments	
30	Maple, Silver	36	Fair	Offsite; Monarch	
31	Maple, Silver	38	Fair	Offsite; Monarch	
53	Pecan	38	Excellent	Offsite; Monarch	
54	Maple, Sugar	25	Excellent	Offsite	
56	Maple, Sugar	32	Good	Offsite; Monarch	
57	Spruce, Colorado	16	Good	Offsite	
57	Spruce, Colorado	21	Good	Offsite	
58	Oak, Pin	36	Fair	Offsite; Disease	
58	Tulipree	26	Good	Offsite	
60	Pine, White	22	Fair	37 canopy size	
81	Pine, White	15	Fair	30 canopy size	
82	Pine, White	14	Fair	20 canopy size	
83	Pine, White	16	Fair	20 canopy size	
84	Pine, White	16	Fair	23 canopy size	
85	Pine, White	24	Fair	20 canopy size, Utility pruning	
81	Silver Maple	29	Fair	60 canopy size	
82	Pine, White	9	Fair	22 canopy size	
83	Pine, White	16	Fair	25 canopy size	
89	Silver Maple	24	Fair	Offsite; 40 canopy size; Utility	



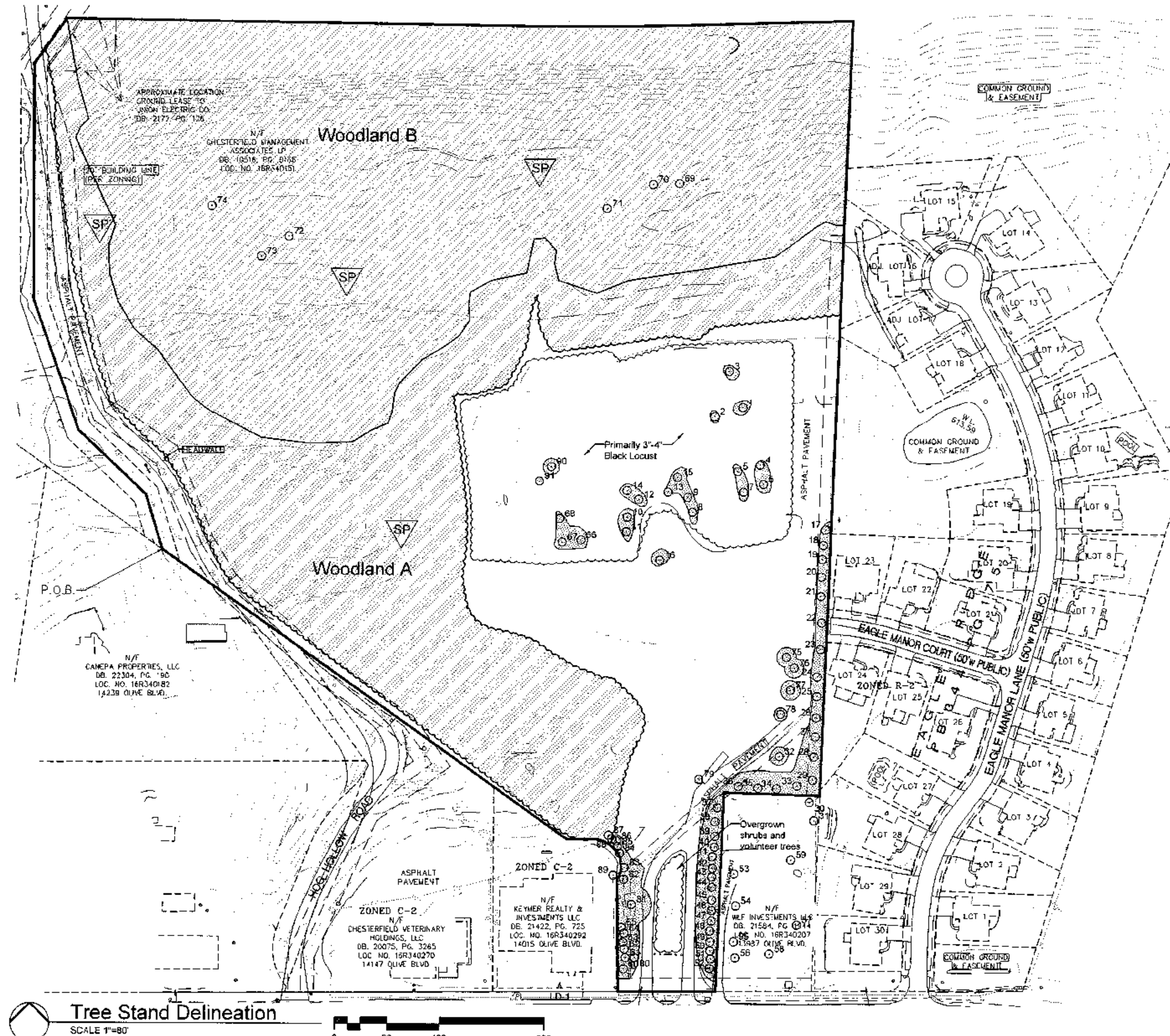
The Residences at Hog Hollow
R-3 with P.U.D.

14001 Olive Boulevard
Chesterfield, Missouri

[illegible]

LOOMIS ASSOCIATES
landscape architects + planners
50 spirit of park drive, clematisfield, missouri 63065
636-519-8658
www.premille-landscape.com

Sheet Title:	Tree Preservation Plan
Sheet No:	TPP
Date:	10/30/20
Job #:	813.080



Tree Stand Delineation
SCALE 1"=80'

- Legend:**
- Existing Individual Trees/ Monarch Trees
 - Location of Sample Plots
 - Woodland Delineation

Zoning Designation:
Present Zoning: R-2, CUP

Total Site Area: 29.41 acres

Floodplain Number:
Area is outside of 500-year floodplain
Fema Map # = 28189C0145

Woodland Data								
Woodland	Forest Type	Area (sq.ft.)	Dominant and Co-dominant Species	Density (Trees/acre)	Average Diameter	Average Overstory Diameter	Frequency of Occurrence for Dominant Species	Understory Species
A	Successional/Edge	311,265.00	Black locust / Cottonwood / Sycamore / Hackberry	110	2.5"	10"	60 / 10 / 10 / 5	Black Cherry / American Elm / Boxelder / Honeylocust
B	Mixed Hardwoods	489,984.00	Green Ash / Red Oak / Sugar Maple / Walnut	80	4"	12"	20 / 20 / 20 / 10	Sugar Maple / Pinelawn

TREE NOTES:

A) Woodland A is primarily composed of successional species such as black locust and cottonwood. This area has the most potential for disturbance due to the close proximity to Olive Blvd. and Hog Hollow Road.

B) Trees especially valuable to the site are those located along the north facing slope. This woodland is comprised of a mixture of high quality hardwoods.

WOODLAND = 854,425 sq.ft.
INDIVIDUAL TREES = 41,055 sq.ft.
TOTAL SQ.FT. OF EXISTING CANOPY = 895,480 sq.ft.

Tree Inventory					Comments
Tree #	Species	Inches	Rating		
1	Common Apple	12	Fair		
2	Sweetgum	24	Good		
3	Sweetgum	20	Good		
4	Sweetgum	20	Good		
5	Sweetgum	23	Good		
6	Sweetgum	22	Good		
7	Sweetgum	22	Good		
8	Crabapple	10	Poor		
9	Crabapple	9	Poor		
10	Crabapple	12	Poor		
11	Crabapple	12	Poor		
12	Bradford Pear	14	Good		
13	Bradford Pear	13	Good		
14	Alder	22	Fair		
15	Alder	21	Excellent		
16	Crabapple	12	Poor		
17	Oak, Pin	18	Poor		Under Wires
18	Oak, Pin	28	Poor		Under Wires
19	Oak, Pin	28	Poor		Under Wires
20	Oak, Pin	32	Fair		Monarch
21	Oak, Pin	30	Fair		Monarch
22	Oak, Pin	26	Fair		Monarch
23	Oak, Pin	30	Fair		Monarch
24	Oak, Pin	29	Poor		Monarch
25	Oak, Pin	30	Fair		Monarch
26	Oak, Pin	30	Fair		Monarch
27	Oak, Pin	30	Poor		Monarch
28	Oak, Pin	30	Fair		Monarch
29	Oak, Pin	32	Good		Monarch
30	Maple, Silver	36	Fair		Offsite; Monarch
31	Maple, Silver	36	Fair		Offsite; Monarch
32	Pine, Austrian	15	Poor		
33	Oak, Pin	26	Poor		
34	Oak, Pin	38	Poor		
35	Oak, Pin	38	Fair		Hazard
36	Oak, Pin	36	Good		Monarch
37	Pine, White	18	Good		Monarch
38	Pine, White	24	Excellent		
39	Mulberry	24	Poor		
40	Pine, White	24	Good		Monarch
41	Pine, White	15	Excellent		
42	Pine, White	18	Excellent		
43	Pine, White	18	Fair		
44	Pine, White	20	Good		
45	Pine, White	18	Good		
46	Pine, White	26	Good		Monarch
47	Pine, White	24	Good		Monarch
48	Pine, White	28	Good		Monarch
49	Pine, White	18	Good		
50	Pine, White	28	Excellent		Monarch
51	Pine, White	13	Fair		
52	Pine, White	28	Excellent		Monarch
53	Pecan	38	Excellent		Offsite; Monarch
54	Maple, Sugar	26	Excellent		Offsite
55	Maple, Sugar	32	Good		Offsite; Monarch
56	Spruce, Colorado	16	Good		Offsite
57	Spruce, Colorado	20	Good		Offsite
58	Oak, Pin	36	Fair		Offsite; Disease
59	Tuliptree	26	Good		Offsite
60	Pine, White	22	Fair		30' canopy size
61	Pine, White	18	Fair		30' canopy size
62	Pine, White	14	Fair		20' canopy size
63	Pine, White	18	Fair		20' canopy size
64	Pine, White	18	Fair		20' canopy size
65	Pine, White	24	Fair		20' canopy size; Utility pruning
66	Sweetgum	18	Good		
67	Sweetgum	20	Good		
68	Sweetgum	20	Good		
69	Black Oak	26	Good		Monarch
70	Red Oak	28	Fair		Monarch
71	Red Oak	24	Good		Monarch
72	Chinkapi Oak	28	Good		Monarch
73	Chinkapi Oak	24	Good		Monarch
74	American Elm	26	Good		Monarch
75	Linden	14	Fair		30' canopy size
76	Linden	14	Fair		30' canopy size
77	Silver Maple	14	Good		30' canopy size
78	Linden	12	Fair		20' canopy size
79	Boxelder	7	Poor		12' canopy size
80	Pine, White	24	Fair		20' canopy size
81	Silver Maple	28	Fair		60' canopy size
82	Pine, White	6	Fair		22' canopy size
83	Pine, White	18	Fair		25' canopy size
84	Pine, White	15	Poor		20' canopy size
85	Pine, White	16	Poor		16' canopy size
86	Pine, White	16	Poor		16' canopy size
87	Silver Maple	20	Poor		Dead; Twin
88	Silver Maple	36	Fair		60' canopy size
89	Silver Maple	24	Fair		Offsite; 40' canopy size; Utilities
90	Cottonwood	26	Poor		
91	Cottonwood	12	Poor		

Tree Stand Delineation based on plans prepared by SKA Forestry and Associates and Loomis Associates in September 2005

Tree Stand Delineation Prepared under the direction of: Brian Sage
Certified Arborist MWA-5033A

Jerami Saunders - Landscape Architect
MO License # LA-007

LOCATION MAP

The Residences at Hog Hollow

R-3 with P.U.D.

14001 Olive Boulevard
Chesterfield, Missouri

Revisions:

Date	Description	No.
11/24/20	City Comments	1

Drawn: KP
Checked: RS

LOOMIS ASSOCIATES
landscape architects + planners
7911 spinnaker drive, chesterfield, missouri 63005
t: 636.936.5666
www.loomis-associates.com

Loomis Associates Inc.
Missouri State Certificate of Authority # LAC 40000193

Sheet Title: Tree Stand Delineation

Sheet No: TSD

Date: 8/13/19
Job #: 813.080

FINANCE AND ADMINISTRATION COMMITTEE

Chair: Councilmember McGuinness

Vice-Chair: Councilmember Moore

There are no Finance and Administration Committee action items scheduled on the agenda for this meeting.

NEXT MEETING

The next meeting of the Finance and Administration Committee has not yet been scheduled.

If you have any questions or require additional information, please contact Finance Director Jeannette Kelly or me prior to Monday's meeting.

PARKS, RECREATION AND ARTS COMMITTEE

Chair: Councilmember Ohley

Vice Chair: Councilmember Moore

There are no Parks, Recreation and Arts Committee action items scheduled on the agenda for this meeting.

NEXT MEETING

The next meeting of the Parks, Recreation and Arts Committee has not yet been scheduled.

If you have any questions or require additional information, please contact Parks, Recreation and Arts Director Thomas McCarthy or me prior to Monday's meeting.

PUBLIC HEALTH AND SAFETY COMMITTEE

Chair: Councilmember Keathley

Vice Chair: Councilmember DeCampi

Public Health and Safety Policy #10:

The Public Health and Safety Committee favorably reviewed and recommended approval of Staff's proposed amendments to the street closure prohibition, reflecting the City's desired Community Policing programs and to facilitate local events which have no, or minimal disruption to motorists within the City. **(Voice Vote required)**

RCEEG Agreement:

The Public Health and Safety Committee favorably reviewed Staff's recommendation to assign an officer to the Regional Computer Crimes and Education Group, and to authorize the Chief of Police to execute the Memorandum of Understanding with RCEEG, providing for reimbursement of the assigned officers full salary and benefits. **(Roll Call Vote required)**

NEXT MEETING

The next meeting of the Public Health and Safety Committee has not yet been scheduled.

If you have any questions or require additional information, please contact Chief Ray Johnson or me prior Monday's meeting.

MINUTES
PUBLIC HEALTH & SAFETY COMMITTEE MEETING
FEBRUARY 24, 2021

Via Zoom

- I. The meeting was called to order at 5:30 PM by Chairperson Councilmember Ben Keathley.

- II. Roll Call:

Councilmember Ben Keathley, Ward II, Chairperson, Councilmember Mary Monachella, Ward I. Councilmember Dan Hurt, Ward III, Councilmember Tom DeCampi, Ward IV, Councilmember Mary Ann Mastorakos, Ward II, Councilmember Michael Moore, Ward III, City Administrator Mike Geisel, Chief Ray Johnson, Captain Michael Thompson, Captain Cheryl Funkhouser, Captain Dan Dunn.

- III. Approval of Minutes

The Committee members reviewed the minutes of the December 9, 2020 meeting. Councilmember Hurt motioned and Councilmember Monachella seconded to approve the minutes. The motion carried 3-0 (Councilmember DeCampi logged into the meeting at 5:35 PM and was unavailable for the motion on the minutes.)

- IV. Rivers Edge Park

Chief Johnson noted that concerns had been expressed at the last PH&S meeting about residents walking at the Rivers Edge Park hearing gun shots. Chief Johnson confirmed that there were no shots fired from the Police Department firing range.

Chief Johnson informed the Committee members that hunting is legal on land north of the levee and that hunting is allowed within the City on property of ten (10) acres or more with the permission of the land owner, and in compliance with Missouri Department of Conservation hunting regulations. Councilmember Moore asked the name of the adjacent land owners. Chief Johnson mentioned Mr. Andrew Brown, but did not know the other. The shots could also be coming from land across the river from neighboring St. Charles County.

Chief Johnson presented plans for additional signage for the adjacent private property alerting hunters that the park area is nearby (this would require the property owner's agreement). The City's sign shop would make the signs. Councilmember Hurt suggested the signs alert people that they are leaving park property, and Councilmember Monachella suggested signs also note dates of hunting seasons. Chief Johnson advised that there are multiple hunting seasons and the dates change annually.

The committee concurred with Chief Johnson's recommendation for the signage, and the Department will proceed with contacting property owners to seek approval and will install signs if agreeable.

V. Authorized Deer Hunts

- A. Chief Johnson reported that the City had received an anonymous complaint that contiguous property owners had not been notified of bow hunting. This complaint was investigated and determined to be “unfounded”: All records on file at the Police Department indicated that proper notification had been made by the Suburban Deer Hunters.
- B. During past bow hunting seasons hunters and/or property owners have been required to notify contiguous property owners of hunting. The Public Health & Safety Committee directed at their last meeting, that the contiguous property notification form be modified to include a signature acknowledgement from the property owner and a copy retained with the other paperwork required for hunting. It was understood that an attempt to obtain the signature is required, but in some instances, the contiguous property owners will refuse to sign the form. The suggested form for notification has been revised and now provides for the signature of the contiguous property owner(s). This change was completed after the close of the 2020-2021 archery deer season and will be implemented for the 2021-2022 archery season.

Chief Johnson indicated that he had spoken with the Suburban Deer Hunters representatives, and they indicated that the regulations were impractical and they would be unable to comply as they are currently proposed.

Chief Johnson expressed his opinion that the City is over-regulating this activity. He reminded the committee that half of the community wants to cull the herd, while the other half wants to feed and protect the deer. In his opinion, the current notification requirements creates conflicts and complaints. Further, the notification is ineffective, as it often requires notification of property owners who are unlikely to be impacted or even aware of the hunting activity, and in other cases the notice requirements doesn't necessarily notify properties in the vicinity that might be impacted. He suggested that the notification requirements be modified so that only property owners impacted by deer retrieval or tracking be required.

Discussion ensued regarding notification. City Administrator Geisel reminded the committee that the City establishes the requirement for notification, but the City could not attest that the notifications have actually occurred. The City relies on the attestation of the hunter on the form submitted, but the City is not able to independently make that assurance. He concurs with Chief Johnson that the notification requirements are onerous and ineffective as currently required, but if the City Council desires to ensure the notifications occur, the only way the City could make such assurance would be to send the notices ourselves.

The Committee members voiced concerns regarding who is responsible for the notification, especially when properties are contiguous to common ground. Recently a hunter tracked a deer who had been shot by a bow hunter and wandered away. The hunter followed the deer tracks through common ground that was between two subdivisions. Residents bordering the common ground were upset at seeing the hunter tracking the animal. Discussion continued regarding who is responsible for notification to property owners that border common ground areas.

Councilmember Keathley suggested that the staff work on a better process for notification and Councilmember DeCampi agreed. The entire Committee voiced the directive that a copy of the notification letter sent by the hunter be kept on file along with a listing of those addresses to which the notifications were sent. This will be reviewed at an upcoming meeting of the Public Health & Safety Committee with plans to implement these processes during the next bow hunting season (September 15, 2021 through January 15, 2022).

VI. Crime Reduction/Prevention Strategy

Chief Johnson updated the Committee on the Chesterfield Police Department's Crime Reduction/Prevention Strategy that was implemented June, 2020. He reviewed the twelve specific strategies identified. It is still early for measurable results and any numerical metrics would be skewed by the impacts of the COVID pandemic. Therefore, additional updates will be provided at future Public Health & Safety Committee meetings. The Automatic License Plate Recognition system has been purchased and is now operational. Full custodial arrests on all repeat offenders is now Department policy.

Other items were discussed such as anti-theft actions. Councilmember Hurt asked if a "bait" car is being utilized. Chief Johnson noted that "bait" items are being used and a process for their use is in place.

Councilmember DeCampi asked if the Prosecuting Attorney had been directed to end plea bargaining when dealing with repeat offenders. Chief Johnson advised the Committee that this particular aspect of the strategy had been discussed and Mr. Engelmeyer was in agreement with not plea-bargaining cases involving repeat offenders. However, since the court has been limited to virtual trials due to the COVID-19 pandemic, the strategy has not been fully implemented, nor has there been an opportunity to gauge compliance with the intent of the strategy.

VII. Regional Computer Crimes Enforcement and Education Group (RCCEEG)

Chief Johnson described the Regional Computer Crimes Enforcement and Education Group (RCCEEG) as the task force that does detailed forensic investigation of electronic equipment and cell phones. The Chesterfield Police Department is a member of this organization which enables the Department to seek assistance during an investigation. Membership dues for this organization are \$9,000.00 yearly. RCCEEG has informed the Chesterfield Police Department that a member of their organization is retiring and has invited the Chesterfield Department to place an officer into the organization. Not only would RCCEEG compensate the City of Chesterfield for the officer's salary and benefits, but the annual membership fee would be waived. Chief Johnson advised the Committee that participation in RCCEEG in this manner would be beneficial to the City. He also informed the Committee that the training the officer receives during his/her tenure with the organization will enable RCCEEG to continue this extremely important service to local law enforcement. The City of Chesterfield routinely uses this service and having a Chesterfield Officer embedded in the organization would be convenient and beneficial. Councilmember Monachella motioned and Councilmember DeCampi seconded to allow the placement of an officer to the Regional Computer Crimes Enforcement and Education Group. Upon discussion, Councilmember Hurt voiced concern regarding the

length of time for the assignment and recommended that Chief Johnson consider a definitive time for the assignment. The motion carried 4-0.

VIII. Proposed Policy Revision – Street Closures for Athletic Events/Runs, etc.

Chief Johnson submitted a proposed policy revision amending the current City Policy dealing with Street Closures for Athletic and other events. Currently the policy does not allow any street closures unless the City is involved in, or sponsoring or co-sponsoring the event. The amended policy would allow exceptions to allow flexibility consistent with the City's community policing practices.

Proposed wording:

"Therefore, the City will make every effort to limit such road closures, event locations, and the duration of events, and will take other reasonable and necessary measures to avoid, or minimize, any potential negative impact to the general public. To minimize a potential negative impact, the City may deny some requests for approval of an event, or may require relocation of the route(s) or event location(s)."

This flexibility would allow subdivisions to have July 4th parades, some block parties that are held in cu-de-sacs, religious processions, etc. within reasonable limitations.

Councilmember DeCampi motioned and Councilmember Keathley seconded to recommend approval of this amended policy.

Upon discussion, subdivision indemnifications were discussed and Councilmember Hurt recommended that coordination with trustees be added to the policy.

Councilmember Hurt motioned and Councilmember DeCampi seconded to recommend approval of the amended policy with the addition of wording such as: "including coordination of any subdivision events with trustees". The motion carried 4-0.

City Administrator Geisel noted that action items from this meeting will not be included on the agenda for the March 1st Council meeting due to time and notice constraints, but they will be included on the March 15th City Council meeting agenda.

Having no further business. The meeting adjourned at 7:03 PM.

**CITY OF CHESTERFIELD
POLICY STATEMENT**

PUBLIC HEALTH & SAFETY

NO. 10

SUBJECT Street Closures for Athletic and Other
Events

INDEX PD

**DATE
ISSUED** August 22, 2006

**DATE
REVISED** 2021

POLICY

I. PURPOSE

This policy establishes guidelines and direction for the Police Department in responding to requests for street closures.

II. PROCEDURE

The closure of public streets for athletic runs, bicycle events, and other public events constitutes a major inconvenience for the motoring public and the commercial establishments adjacent to these closure locations. Additionally, the Police Department generally will incur some expense in adequately staffing the major intersections and street closures with police officers.

Therefore, the City will make every effort to limit such road closures, event locations, and the duration of events, and will take other reasonable and necessary measures to avoid, or minimize, any potential negative impact to the general public. To minimize a potential negative impact, the City may deny some requests for approval of an event, or may require relocation of the route(s) or event location(s). Prior to approval, any proposed subdivision event will be coordinated with the subdivision trustees.

RECOMMENDED BY:

Department Head/Council Committee (if applicable)

Date

APPROVED BY:

City Administrator

Date

City Council (if applicable)

Date



Regional Computer Crimes Education and Enforcement

10 S. Brentwood Blvd
Clayton, MO 63105

Memorandum of Understanding

(Between RCCEEG and the City of Chesterfield, a participating agency.)

Parties:

This agreement and its contents are entered into between RCCEEG and any Law Enforcement Agency participating in the Regional Multi-Jurisdictional Task Force, either on a full time or part time basis.

Overview / Mission Statement

The goal of RCCEEG, a Multi-Jurisdictional Task Force, is to provide investigative and forensic assistance to any agency within the Criminal Justice field in the field of computer, cellular telephones and Internet related incidents. RCCEEG and the members assigned to the Task Force shall render assistance, whether it be investigative, information or testimony/prosecution, when requested in a timely and professional manner.

As such, it is expected that each individual working under the guise of RCCEEG, shall present themselves in a professional manner at all times, understanding that they represent not only their agency, but RCCEEG, a Multi-Jurisdictional Task Force.

Purpose

The purpose of this MOU is to define the responsibilities of the RCCEEG Task Force and participating Law Enforcement Agencies. This agreement will also address training issues in addition to work responsibilities.

Forensic Investigations

RCCEEG Task Force was created with the purpose of providing assistance to any Law Enforcement Agency that requests help in the field of computer and Internet investigations. The assigned members shall provide assistance not only with forensic analysis, but investigative assistance and, if needed assistance in the creation of subpoenas and search warrants.

RCCEEG Operations

Each RCCEEG Lab shall have an Operation Supervisor that will oversee the lab operations. The oversight by the Operation Supervisor shall include managing the cases received by the forensic lab, as well as assigning cases to staff members. It will be the responsibility of the

Operations Supervisor to assign cases to lab personnel, maintain records, and provide documentation to the RCCEEG Board as requested showing case loads and status.

The Operation Supervisors will insure that the RCCEEG Member is properly prepared to handle and assist in cases that are assigned to the units.

Assigning of Officers

Forensic Supervisor - Assigned Officer (participating agency)

The Chesterfield Police Department (DEPARTMENT) shall detach one (1) police officer from its department and assign that officer to the RCCEEG Task Force as a Forensics Supervisor. Examiner. This Officer shall work full-time as a member of RCCEEG until such time as RCCEEG ceases operations, or the agreement is cancelled by either party upon written notice delivered to both RCCEEG and the participating agency (Chesterfield P.D.).

Compensation

RCCEEG will pay the City of Chesterfield (CITY) one-hundred percent (100%) of CITY's salary and benefit costs while said Officer is assigned full-time to RCCEEG.

- a) Annually, the CITY will provide RCCEEG a document detailing the projected salary and benefit cost for the assigned officer, similar to Exhibit A, which is attached hereto and made a part of this Agreement. The cost sheet shall detail the projected costs of the Officer for the next twelve-month period.
- b) RCCEEG shall be billed by the CITY in monthly installments of the total annual cost, as outlined in Exhibit A. (See attached) CITY shall present to RCCEEG an invoice within ten (10) days of the end of each month. Payment shall be made to Chesterfield upon receipt of salary reimbursement funds received from the State Cyber Crime Grant (SCCG).
- c) RCCEEG agrees to waive the DEPARTMENT's annual dues payment of \$7500.00 for 2021.



Regional Computer Crimes Education and Enforcement

10 S. Brentwood Blvd.
Clayton, MO 63105

Training

RCCEEG shall train and prepare all members to be proficient in the fields that the officer is assigned to handle. If the officer is assigned to handle investigations along with search and seizures, the Operation Supervisor will document and retain the records showing that the officer is proficient in the field to perform the tasks. If the officer is assigned to perform forensic examinations, the Operation Supervisor will insure that the officer has received and completed the necessary training to perform forensic examinations. The documentation showing the training received will be documented and retained by the Operation Supervisor.

It will be the responsibility of the Operation Supervisor to make arrangements to obtain and arrange training for the officers in the labs. The training will be determined by the Operation Supervisor as to the need, then notification will be made to the Director of Operations.

RCCEEG will pay for the required training after the decision is made to authorize the training identified.

As determined by the RCCEEG Board of Managers, each individual that receives training shall sign a MOU agreeing to the stipulations set forth by RCCEEG. Further, because of the cost of the training involved, it was determined by the RCCEEG Board of Managers that each officer that received training paid for by RCCEEG shall fulfill a working arrangement identified by RCCEEG. It shall be set that officers receiving the training shall fulfill 2 years of working with RCCEEG. If the officer does not fulfill the agreement by leaving Law Enforcement, or ceases to assist RCCEEG in forensic investigations, that individual or the individual's Law Enforcement Agency shall be responsible for reimbursement of the training costs on a prorated basis as follows: If the Officer leaves prior to fulfilling the set agreement, the following rate will be assessed:

Less than –

6 Months:	75% of training costs to include travel and lodging (if paid for by RCCEEG)
12 Months:	50% of training costs to include travel and lodging (if paid for by RCCEEG)
24 Months	25% of training costs to include travel and lodging (if paid for by RCCEEG)



**Regional Computer Crimes
Education and Enforcement Group**

10 S. Brentwood Blvd.
Clayton, MO 63105

Media

Media information regarding incidents handled as a result of actions handled by RCCEEG shall be reported through the RCCEEG Command personnel. Any other reporting regarding incidents handled by RCCEEG must be approved by the RCCEEG Board of Managers.

Confidentiality

It is understood that any confidential information pertaining to investigations and forensics analysis conducted by RCCEEG will be held in the strictest confidence, and will only be shared with other participating forensic units and the ICAC Task Force, of which RCCEEG is a participating agency.

Effective Date

This agreement shall be effective on _____, 20____ and continue until such time as RCCEEG ceases operations, or the agreement is cancelled by either party upon written notice delivered to both RCCEEG and the participating agency.

Entered into this _____ day of _____, 20__.

RCCEG Chairman of the Board, Chief Dale Curtis

Participating Officer's Agency: Chesterfield Police Department

RCCEEG Director of Operations



**Regional Computer Crimes
Education and Enforcement Group**

10 S. Brentwood Blvd.
Clayton, MO 63105

EXHIBIT A

RCCEEG Agreement

Estimated Salary and Benefits for February, 2021 - February, 2022

Detective Tim Turntine

Salary			\$ 69,369.04
Retirement 8%			5,549.52
Health			10,434.00
Dental			741.00
Vision			
Social Security	0.0620		4,300.88
Medicare	0.0145		1,005.85
Workers' Comp	0.3990		276.78
LTD	0.2600		180.36
Life	0.1900		155.04
Total Salary			\$ 92,012.48

Invoice Amount

		July	\$7,667.71 *
February	\$7,667.71	August	\$7,667.71
March	\$7,667.71	September	\$7,667.71
April	\$7,667.71	October	\$7,667.71
May	\$7,667.71	November	\$7,667.71
June	\$7,667.71	December	\$7,667.71

*Potential 2.70% salary increase effective July 2021

REPORT FROM THE CITY ADMINISTRATOR & OTHER ITEMS REQUIRING ACTION BY CITY COUNCIL

Bid Recommendation - 2021 Sidewalk Replacement Project B

Recommendation to accept the low bid, as submitted by Lamke Trenching and Excavating, and to authorize the City Administrator to enter into an Agreement with Lamke Trenching and Excavating in an amount not to exceed \$270,000, which includes the low bid amount (\$212,150), funding for the Wilson Avenue sidewalk (\$43,000) and a modest contingency for possible change orders. The current budgeted allocation for sidewalk replacement is \$570,000, which includes the current recommendation of \$270,000, along with \$300,000 for 2021 Sidewalk Replacement Project A, approved by City Council on February 16, 2021. **(Roll Call Vote) Department of Public Works recommends approval.**

Bid Recommendation – City Hall Exterior Lighting Project

Recommendation to accept the low bid, as submitted by Rolwes Electric, and to authorize the City Administrator to enter into an Agreement with Rolwes Electric in an amount not to exceed \$209,000. The 2021 Capital Projects Budget includes \$209,000 for lighting improvements to the exterior of City Hall. **(Roll Call Vote) Department of Public Works recommends approval.**

OTHER LEGISLATION

There are no “Other Legislation” action items scheduled on the agenda for this meeting.

UNFINISHED BUSINESS

There are no “Unfinished Business” action items scheduled on the agenda for this meeting.

NEW BUSINESS

Memorandum

Department of Public Works



TO: Michael O. Geisel, P.E.
City Administrator

FROM: James A. Eckrich, P.E. *JA*
Public Works Dir. / City Engineer

DATE: March 3, 2021

RE: 2021 Sidewalk Replacement Project B

As you know, due to the impacts of the Emerald Ash Borer (EAB) the Public Works Department has directed one street maintenance crew to work exclusively on the removal of Ash Trees located within the public right of way, as detailed in the EAB Action Plan approved by City Council in late 2015. Because the maintenance division will be concentrating its efforts on tree removal, the funding for 2021 contractual sidewalk repair was increased from \$327,000 to \$527,000 via Budget Adjustment DPW#2, approved by City Council on November 16, 2020. Subsequently, the sidewalk line item within the Capital Projects Fund was increased again by City Council on February 16, 2021 to fill a sidewalk gap on Wilson Avenue (\$43,000). Accordingly, the current budgeted allocation for sidewalk replacement is \$570,000

The Department of Public Works plans to address sidewalk deficiencies through two separate projects in 2021. The first of these projects, known as 2021 Sidewalk Replacement Project A, was approved by City Council at its February 16, 2021 meeting, in an amount not to exceed \$300,000. That project will concentrate on sidewalk deficiencies within the Courts, Kehrs Mill Farm, Kehrs Mill Bend, Sycamore Place, and Round Hill subdivisions. The second project, Sidewalk Replacement Project B, will address open sidewalk work orders and those trip hazards and deficiencies with the highest priority as defined in the City's ADA Transition Plan.

The Department of Public Works publicly opened bids for the 2021 Sidewalk Replacement Project B on March 2, 2021. The results of the bid opening are detailed in the attached memorandum from Project Manager Matt Dooley. After reviewing the bids, Staff recommends the project be awarded to the low bidder, Lamke Trenching and Excavating, in an amount not to exceed \$270,000. This includes the low bid amount (\$212,150), funding for the Wilson Avenue sidewalk (\$43,000) and a modest contingency to account for change orders which may be necessary. Lamke has previously performed sidewalk projects for the City of Chesterfield, and is positively recommended by City Staff.

Should you have questions or require additional information on this project, please let me know.

Action Recommended

This matter should be forwarded to the City Council for consideration. Should Council concur with Staff's recommendation, it should authorize the City Administrator to enter into an Agreement with Lamke Trenching and Excavating in an amount not to exceed \$270,000.

Concurrence:

Jeannette Kelly, Director of Finance

MEMORANDUM



DATE: March 3, 2021
TO: Jim Eckrich, Public Works Director
FROM: Matt Dooley, Project Manager 
SUBJECT: 2021 Sidewalk Replacement Project, 2021-PW-04B

As you are aware, we opened bids for the above referenced project on March 2, 2021. Four bids were received:

<u>Contractor</u>	<u>Total Bid</u>
Lamke Trenching & Excavating	\$ 212,150.00
Pavement Solutions	\$ 234,738.00
Raineri Construction	\$ 237,950.00
K.J. Unnserstall Construction	\$ 391,260.00

The low bidder, Lamke Trenching and Excavating has successfully performed sidewalk work in the past for other municipalities as well as the City of Chesterfield. **Accordingly, I recommend acceptance of the bid of \$ 212,150.00 submitted by Lamke Trenching and Excavating.** Adequate funding is available in the Capital Projects Sidewalk Improvements account, 120-079-5497, to fund this project.

A copy of the lowest and best bid is attached for the Department of Finance and Administration's use in preparing a purchase order for the project. Should you require additional information, please advise.



**BID TABULATION
2021 SIDEWALK REPLACEMENT PROJECT
2021-PW-04B
March 2, 2021**

ITEM #	DESCRIPTION	UNITS	QUANTITY	ENGINEER'S ESTIMATE		LAMKE TRENCHING & EXCAVATING		PAVEMENT SOLUTIONS		RAINERI CONSTRUCTION		K.J. UNNERSTALL CONSTRUCTION	
				UNIT PRICE	EXTENDED PRICE	UNIT PRICE	EXTENDED PRICE	UNIT PRICE	EXTENDED PRICE	UNIT PRICE	EXTENDED PRICE	UNIT PRICE	EXTENDED PRICE
1.1	Removal and Replacement of 4" Sidewalk - Limestone or Meramec Gravel Aggregate	Sq. Ft.	25,000	\$7.50	\$187,500.00	\$8.00	\$200,000.00	\$8.71	\$217,750.00	\$9.00	\$225,000.00	\$14.85	\$366,250.00
2.1	Removal and Replacement of 6" Sidewalk - Limestone or Meramec Gravel Aggregate	Sq. Ft.	1,000	\$8.50	\$8,500.00	\$8.75	\$8,750.00	\$11.11	\$11,110.00	\$9.75	\$9,750.00	\$16.15	\$16,150.00
3.1	Removal and Replacement Accessible Curb Ramps	L.S.	1	\$1,000.00	\$1,000.00	\$1,400.00	\$1,400.00	\$2,537.00	\$2,537.00	\$1,200.00	\$1,200.00	\$3,550.00	\$3,550.00
4.1	Removal and Replacement of Drive Approach	L.S.	1	\$1,500.00	\$1,500.00	\$2,000.00	\$2,000.00	\$3,341.00	\$3,341.00	\$2,000.00	\$2,000.00	\$5,310.00	\$5,310.00
TOTAL BID					\$198,500.00		\$212,150.00		\$234,738.00		\$237,950.00		\$391,260.00

EXHIBIT A**BID FORM**

BID TIME: 10:30 a.m.

BID DATE: Tuesday, March 2, 2021

TO: THE CITY OF CHESTERFIELD

The undersigned, having carefully examined the site and all the Contract Documents, adding Addenda _____ through _____, for the

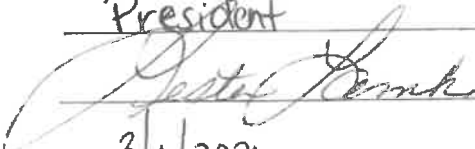
Sidewalk Replacement Project
2021-PW-04 B

being familiar with the local conditions affecting the work, hereby proposes to furnish all labor, materials, equipment and services required for the performance and completion of said project in accordance with the said Contract Documents for the following itemized bid.

The City is requesting unit price proposals for this work, consisting of all work necessary to remove and reconstruct 4" thick, 6" thick existing sidewalk, handicap ramps, and concrete aprons, including all necessary property restoration in various locations, as designated by the City.

This project is intended to address sidewalk deficiencies throughout the City for the period of April 1, 2021 to March 31, 2022. Sidewalk quantity will vary based upon need; an estimate is provided in the bid tab for the purpose of comparing bids. The City intends to construct \$200,000 worth of sidewalk improvements with this project.

The Contract contains a binding arbitration provision which may be enforced by the parties.

Bid submitted by:Company Name: Lamke Trenching & Excavating, Inc.Address: 16323 Concord Hill RdCity, State Marthasville, MO 63357Phone number: 636-932-4649 Fax: 636-932-4880E-mail address: Wayne@lamkeinc.comType of Firm: Sole Partnership _____ Partnership _____
Corporation X Other _____Officer Lester LamkeTitle PresidentSignature Date 3/1/2021

**ITEMIZED BID
CITY OF CHESTERFIELD
2021 SIDEWALK REPLACEMENT PROJECT
2021-PW-04 B**

ITEM NO.	DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	EXTENDED PRICE
1.1	Removal and Replacement of 4" Sidewalk - Limestone or Meramec Gravel Aggregate	Sq. Ft.	25,000	<u>8.00</u>	<u>200,000.00</u>
2.1	Removal and Replacement of 6" Sidewalk - Limestone or Meramec Gravel Aggregate	Sq. Ft.	1,000	<u>8.75</u>	<u>8750.00</u>
3.1	Removal and Replacement Accessible Curb Ramps	Each	1	<u>1400.00</u>	<u>1400.00</u>
4.1	Removal and Replacement of Drive Approach	Each	1	<u>2000.00</u>	<u>2000.00</u>
				TOTAL BID	<u>212,150.00</u>

Memorandum

Department of Public Works



TO: Michael O. Geisel, P.E.
City Administrator

FROM: James A. Eckrich, P.E. *JA*
Public Works Dir. / City Engineer

DATE: March 5, 2021

RE: City Hall Exterior Lighting Project

As you know, the 2021 Capital Projects Budget includes \$209,000 for lighting improvements to the exterior of City Hall. As detailed in the attached memorandum from Senior Civil Engineer Jeff Paskiewicz, those improvements include the replacement of City Hall light poles and fixtures with more energy efficient LED lighting. The lighting project is estimated to save the City of Chesterfield approximately \$8,000 per year in energy and maintenance costs. The proposed project will improve the lighting levels throughout the City Hall parking lot, and specifically address areas where lighting complaints have been received in the past.

The Department of Public Works publicly opened bids for the City Hall Exterior Lighting Project on March 2, 2021. After reviewing the bids, Staff recommends the project be awarded to the low bidder, Rolwes Electric, in an amount not to exceed \$209,000. This includes the low bid amount (\$191,647) and a modest contingency to account for change orders which may become necessary during construction of the project. Rolwes Electric has positive references for this type of work and has successfully completed projects similar to this in the area.

If you have questions or require additional information on this project, please let me know.

Concurrence:

JS Kelly
Jeannette Kelly, Finance Director

Action Recommended

This matter should be forwarded to the City Council for consideration. Should Council concur with Staff's recommendation, it should authorize the City Administrator to enter into an Agreement with Rolwes Electric in an amount not to exceed \$209,000.

Memorandum

Department of Public Works



TO: James A. Eckrich, PE – Director of
Public Works /City Engineer

FROM: Jeff Paskiewicz, PE – Senior Civil
Engineer *JJP*

DATE: March 5, 2021

RE: City Hall Exterior Lighting Project
2019-PW-08

As you are aware, sealed bids for the project were opened on March 2, 2021 at 10:30 AM. There were three (3) bidders on the project; Rolwes Electric, Reinhold Electric, Inc, and T.G.B., Inc. The project bid tabulation is attached. Rolwes Electric is the lowest, responsive and responsible bidder with a bid of \$191,647.00 (bid attached). Rolwes Electric has positive references for this type of work and has successfully completed projects similar to this in the St. Charles County area.

The City contracted with McClure Engineering for the design of the project. Engineering and Facility Maintenance Staff coordinated with McClure Engineering on the design. The project includes the replacement of City Hall exterior lighting fixtures with more energy efficient LED fixtures. The fixtures being replaced include accent lighting on the building, bollard lights, flag pole lighting, parking lot lighting, and lighting along Stemme Drive and City Center Drive. The light poles in the parking areas and along Stemme Drive and City Center Drive will be replaced with new poles and LED lamps. This will address the areas of low lighting levels in the parking area.

I recommend requesting authorization to enter into an agreement with Rolwes Electric to provide for construction of the City Hall Exterior Lighting Project in an amount not to exceed \$209,000.00. This amount includes an approximate 9% contingency to allow for any unforeseen conditions and/or additional work as may be necessary to complete this project.

The 2021 budget allocation for construction of this project is \$209,000.00

Attachments: City Hall Exterior Lighting Project Bid Tabulation
Rolwes Electric Bid

Cc: Zach Wolff, Assistant City Engineer
File 2019-PW-08

BID TABULATION
Chesterfield City Hall
Exterior Lighting Project
2019-PW-08
March 2, 2021

Contractor	Base Bid
Rolwes Electric	\$191,647.00
Reinhold Electric, Inc.	\$225,000.00
T.G.B., Inc.	\$263,330.00

EXHIBIT A**BID FORM**

BID TIME: 10:30 a.m.

BID DATE: Tuesday, March 2, 2021

TO: THE CITY OF CHESTERFIELD

The undersigned, having carefully examined the site and all the Contract Documents, adding Addenda 1 through 1, for the

City Hall Exterior Lighting Project
2019-PW-08

being familiar with the local conditions affecting the work, hereby proposes to furnish all labor, materials, equipment and services required for the performance and completion of said project in accordance with the said Contract Documents.

The City is requesting lump sum proposals for this work, consisting of all work necessary for the removal and replacement of select exterior lighting and parking lot lighting at City Hall..

The Contract contains a binding arbitration provision which may be enforced by the parties.

Bid submitted by:Company Name: Rolwes ElectricAddress: 1736 Hiawatha DrCity, State Wentzville, MOPhone number: 314-249-5563 Fax: E-mail address: mark@rolweselectric.com

Type of Firm: Sole Partnership Partnership
Corporation ☒ Other

Officer Mark RolwesTitle OwnerSignature Mark RolwesDate 3/1/2021

BID FORM

The undersigned, having examined and being familiar with the local conditions affecting the Work and with the contract documents including the drawings, Instructions to Bidders, Statement of Bidder's Qualifications, General Requirements, Special Requirements, and the body of Technical Specifications, as issued by the City of Chesterfield, hereby propose to furnish all labor, materials, equipment, services, etc., required for the performance and completion of the Work as defined in the Contract Documents as follows:

BASE BID : The Lump Sum of \$ 191,647

DOLLARS \$ One Hundred Ninety One Thousand Six Hundred Fourty Seven

For the above Total Base Bid, the amount shall be shown in both words and figures. In the case of discrepancy between words and figures, the lowest price shall govern.

This contract is for a Lump Sum. Estimated quantities shown on the plans have been developed by the Engineer for the convenience of the City in developing the Contract Documents. No warranty, either expressed or implied, is made with regard to these quantity estimates. Any person using these estimates for bidding our construction purposes should perform such independent investigation as they deem necessary to satisfy themselves as to the quantities and requirements of the project as these estimates should not be relied upon. The Contractor must complete the entire work described in the Contract Documents, irrespective of the relationship between the estimated quantities and actual quantities.