

**REGULAR MEETING OF THE BOARD OF ALDERMEN**  
**November 17, 2015**

The Regular Meeting of the Board of Aldermen of the City of Warson Woods was held on Tuesday, November 17, 2015, at the City Hall, 10015 Manchester Road. Upon roll call, the following members of the Board were reported present:

Mayor Larry Howe  
Gordon Gosh  
Mike Dell'Orco  
Charles Luisetti  
Mark Thompson  
Debbie Pentland  
Mark Wittich  
Jim Newman  
George Bruenning

Also present were City Attorney Paul Rost, Treasurer Jim Malik, Building Commissioner Dan Wilson, Tennis Commissioner Mark Boland, Police Chief Robert Stanczak, and City Clerk Kathy Mahany. Mayor Howe called the meeting to order at 7:00 p.m.

**PLEDGE OF ALLEGIANCE**

*PUBLIC HEARING—Amendments to the Zoning Code (Chapter 400 and Chapter 415 of the Warson Woods Municipal Code) to enact Policy Regarding Reasonable Accommodation and Revision Regulations Pertaining to Group Homes.*

Mayor Howe opened the Public Hearing at 7:02 p.m. He explained the Amendments are being made at the request of HUD. Hearing no Comments he closed the Public Hearing at 7:03 p.m.

**APPROVAL OF REVISED AGENDA**

Alderswoman Pentland moved, seconded by Alderman Dell'Orco, that the Agenda be approved. On Voice Vote the motion was unanimously approved.

**MINUTES**

REGULAR BOARD MEETING—October 20, 2015

EXECUTIVE SESSION—October 20, 2015

PLANNING & ZONING COMMISSION MEETING—October 27, 2015

BOARD OF ADJUSTMENT MEETING—November 3, 2015

PUBLIC SAFETY COMMITTEE MEETING—November 16, 2015

Alderman Thompson moved, seconded by Alderman Gosh that all the minutes be accepted as submitted. On Voice Vote, the motion was unanimously approved.

#### TREASURER'S REPORT—October 2015

Alderman Gosh moved, seconded by Alderwoman Pentland, that the Treasurer's report be received as submitted. On Voice Vote, the motion was unanimously approved.

#### BILLS & RECURRING DISBURSEMENTS WITH ADDENDUM TO BE APPROVED

Alderman Wittich, seconded by Alderman Gosh, that the Bills and Recurring Disbursements, with the Addendum, be approved as submitted. On Voice Vote, the motion was unanimously approved.

GLENDALE FIRE REPORT- October 2015 – No action required.

WARSON WOODS POLICE REPORT-October 2015 - No action required.

The Mayor commented that the additional information that is being provided by the Police Department is appreciated.

#### PETITIONS, REQUESTS AND COMPLAINTS

Mr. Michael Shornick, 1484 Dearborn, discussed several items. First was the difficulty seeing around the "burning bush" at Ridgeline and Warson Woods Dr. He said he would like to have the bush removed. Next, he stated there are no stop signs at Forest View and Ridgeline in any direction. He would like to see stop signs installed at that intersection. Lastly, he said he has been talking to several of his neighbors and several of them would like to see pedestrian only traffic allowed on the Dearborn Bridge. He went to discuss the possibility of this with the Glendale Fire Chief. He said the Chief said there are several reasons why the Fire Department would not like that to be a permanent closure, including the residents of Warson Woods paying higher insurance rates, but a temporary pedestrian only closure would be fine until the bridge is replaced. After a short discussion, it was decided the City would put some type of pedestrian only opening on the bridge until the bridge is replaced.

#### MISC. REPORTS

COLLECTOR—Kathy Mahany, no report.

BUILDING COMMISSIONER—Dan Wilson stated there have been 8 permits issued during the month. There have been 2 denials, 1611 Dearborn for sports court and 1029 North Dr. for a room addition. Both are in the set back. Alderman Dell'Orco asked if 504 Gray Barn is also on the Agenda as a continuation from The November 3<sup>rd</sup> meeting. Mr. Wilson answered yes. Lastly he said he noticed they were working today at 1125 Warson Woods Dr.

PARK COMMISSIONER—Gordon Gosh, submitted the attached report.

TENNIS COMMISSIONER—Mark Boland, nothing to report.

CITY ENGINEER (ACTING)—Mike Dell'Orco, reported on several items. 1. The punch list with Spencer Contracting has been gone over. There are two spots that the slabs need replacing. One is on Meadow creek and the other is on Woodlawn in front of Ste. Gen. 2.

The park project is moving along. The concrete will be poured when it stops raining and then the construction will begin. 3. He has a meeting with MSD tomorrow to discuss the Dearborn Bridge. The City will receive a proposal for the design work for the bridge then after the design is completed it will go out for bids. It will be several months before we are ready to begin the project.4. The Mo-Am Water Company street repairs are moving along. They are no longer working on North Dr. but they have several more to do. 5. MSD is wrapping up. They are beginning to sod and they will do the watering for the first 30 days, after that it is up to the homeowner to keep it watered. 6. North & Warson Woods Dr. will close for 2 weeks to install a trench drain. The Mayor asked about the sub-pump on Ridgeline that is draining into the street. Mr. Dell’Orco said he will speak to MSD about it during his meeting tomorrow.

CITY ATTORNEY—Paul Rost, said he is working with the Building Commissioner on changing the height requirements for retaining walls. He also said he has submitted a proposal to Rohan Woods School for the use of the parking lot 1515 Bennett. He is just waiting to hear back from them.

TREASURER—Jim Malik discussed the City’s response to the 2014-2015 Audit Report. Alderman Luisetti asked what is involved in creating an accounting procedures manual. He was answered mostly the time involved.

MAYOR—Larry Howe, said under New Business he will be asking the Board for their Reports from the issues discussed during the Working Session meeting in October.

OLD BUSINESS

A. Misc. Old Business—Nothing to report.

NEW BUSINESS

A. An Ordinance Providing for the Holding of the General Election for the City of Warson Woods, Missouri for the Year 2016; Setting the Date of said Election on April 5, 2016; Enumerating the Elective Officers to be Elected; and Matters relating thereto.

After being read two times by title only, Alderman Gosh moved, seconded by Alderman Wittich that Bill No. 1622 be approved.

By Roll Call the Vote was as follows:

	Ayes	Nays	Abstain	Not Present
Luisetti	<u>X</u>	_____	_____	_____
Pentland	<u>X</u>	_____	_____	_____
Newman	<u>X</u>	_____	_____	_____
Wittich	<u>X</u>	_____	_____	_____
Dell’Orco	<u>X</u>	_____	_____	_____
Thompson	<u>X</u>	_____	_____	_____
Bruening	<u>X</u>	_____	_____	_____
Gosh	<u>X</u>	_____	_____	_____

The Ordinance was announced passed 8-0.

B. An Ordinance Amending the Zoning Code (Chapter 400 and Chapter 415 of the Warson Woods Municipal Code) Pertaining to Group Home and the Enact a Reasonable Accommodation Policy as a new Chapter 250.

After being read two times by title only, Alderman Newman moved, seconded by Alderman Dell'Orco that Bill No. 1623 be approved.

By Roll Call the Vote was as follows:

	Ayes	Nays	Abstain	Not Present
Gosh	<u>X</u>	_____	_____	_____
Pentland	<u>X</u>	_____	_____	_____
Newman	<u>X</u>	_____	_____	_____
Wittich	<u>X</u>	_____	_____	_____
Dell'Orco	<u>X</u>	_____	_____	_____
Thompson	<u>X</u>	_____	_____	_____
Bruenning	<u>X</u>	_____	_____	_____
Luisetti	<u>X</u>	_____	_____	_____

The Ordinance was announced passed 8-0.

A. Misc. New Business-

At this time Mayor Howe began by reporting on the Work Session discussion topics. He stated he has been in contact with Todd Streiler regarding his final draft of the comprehensive plan. He said the plan will be distributed to the Board for review and comments. Next he stated that Paul Rost has been working with Rohan Woods School regarding the parking agreement at 1515 Bennett.

Next Mike Dell'Orco and Mark Wittich stated they have met with Steve regarding the Parks and Public Works Departments. They reviewed his duties and discussed the need for a new walk behind mower, riding mower and lack of summer help this past summer. They discussed options that could help with his workload. They decided to look into contracting a lawn service company to cover mowing all the parks so this could free up Steve's time for other work such as patching pot holes throughout the City.

Gordon Gosh, Charles Luisetti and Mark Thompson reported they have been working with the Chief regarding Senate Bill 5. The Chief said he will keep the Board updated as to the progress. They have a timeline planned and when they apply they will have 2 years to comply with the Bills requirements.

Mayor Howe then said that he, Mark Thompson and Kathy Mahany had a meeting this morning with a vendor to make a proposal to the City to host the web site and make it more user friendly. The vendor said they should have the proposal sometime after the

Thanksgiving Holiday. It will be on the December Agenda. This completed the reports that were requested during the work session.

Gordon Gosh stated there are some traffic control issues that the residents need to be reminded of speeding, using turn signals removing items in cars that block the drivers view and locking cars. He also said he just found out that “Royal Oaks Park” has been referred to incorrectly for several years. The correct name is “Royal Oak Park”.

Mark Thompson then reminded everyone that the “Trot thru the Woods” will be held this coming Saturday, November 21<sup>st</sup>. The donations will go the area schools this year. Hudson, Rohan Woods, Ste. Gen and Tillman.

EXECUTIVE (CLOSED) SESSION—Pertaining to the following: Legal actions, causes of action, litigation or privileged communications between the City’s representatives and its attorney (610.021 (1)); leasing, purchasing or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor (610.021(2)); hiring, firing, disciplining or promoting employees (610.021(3)).

Alderman Bruenning made a motion to enter into closed session for the purpose of discussion legal actions, causes of action, litigation or privileged communications between the City’s representatives and its attorney (610.021 (1)); leasing, purchasing or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor (610.021(2)); hiring, firing, disciplining or promoting employees (610.021(3)). Alderman Gosh seconded the motion.

By Roll Call, the Vote was as follows:

	Ayes	Nays	Abstain	Not Present
Wittich	X	_____	_____	_____
Bruenning	X	_____	_____	_____
Gosh	X	_____	_____	_____
Luisetti	X	_____	_____	_____
Newman	X	_____	_____	_____
Pentland	X	_____	_____	_____
Thompson	X	_____	_____	_____
Dell’Orco	X	_____	_____	_____

## **ADJOURNMENT**

Alderman Bruenning moved, seconded by Alderman Gosh, the meeting be adjourned. On Voice Vote, the motion was unanimously approved. The meeting closed at 8:29 P.M.

Respectfully submitted,

Kathy Mahany, City Clerk

Laurance M. Howe, Mayor