

REGULAR MEETING OF THE BOARD OF ALDERMEN

February 18, 2020

The Regular Meeting of the Board of Aldermen of the City of Warson Woods was held on Tuesday, February 18, 2020 at the City Hall, 10015 Manchester Road. Upon roll call, the following members of the Board were reported present:

Larry Howe, Mayor
Debbie Pentland
Mike Dell'Orco
Dawn Bickford
Gordon Gosh
Lucy Pfyl
Charles Luisetti

Also present were City Attorney Paul Rost, Treasurer Jim Malik, Building Commissioner Dan Wilson, City Clerk Kathy Mahany and Chief of Police Bob Stanczak. Mayor Howe called the meeting to order at 7:00 p.m. Aldermen Bruenning and Newman were excused.

PLEDGE OF ALLEGIANCE

PUBLIC HEARING – Considering Amending the City of Warson Woods Municipal; Code Sections 415.050 and 415.060 Pertaining to Non-Conforming Fences in the Residential Districts.

Mayor Howe opened the Public Hearing at 7:01 p.m. At this time Mr. Bryce Roderick, 815 Havenwood Ct., asked what the proposed change in the Code is. Mayor Howe explained that it has come up on occasion, when a fence has been damaged by a storm or just deterioration from time and the property owner wants to replace the damaged part of the fence, they find out that it is not currently conforming to the code. This presents a problem for both the home owner and the Building Commissioner because a building permit cannot be issued if the fence is non-conforming as long as it is not encroaching on someone else's property. This ordinance will allow the Building Commissioner to issue a permit to fix the damaged part of the fence.

The Mayor then said to Mr. Roderick that they will meet at a later date to discuss the situation with his neighbor's fence.

At this time Bob Conreux, 822 Garland Place, asked where the fence is placed; Is it on the property line? The Building Commissioner answered that he recommends homeowners place the fence about one foot inside of their property line that way there will be no problem with the fence being on someone else's property. A short discussion followed.

Hearing no further questions or comments the Mayor closed the Public Hearing at 7:08 p.m.

APPROVAL of the AGENDA

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

MINUTES

Regular Board Meeting—January 21, 2020

Executive Session – January 21, 2020

P&Z Meeting – January 23, 2020

Finance Meeting – January 30, 2020

Alderman Pentland moved, seconded by Alderman Dell’Orco, the minutes be accepted as submitted. On Voice Vote, the motion was unanimously approved.

TREASURER’S REPORT—January 2020

Alderman Luisetti moved, seconded by Alderwoman Bickford, that the Treasurer’s report be accepted as submitted. On Voice Vote, the motion was unanimously approved.

BILLS & RECURRING DISBURSEMENTS WITHOUT AN ADDENDUM TO BE APPROVED

Alderman Luisetti moved, seconded by Alderwoman Bickford, that the Bills and Recurring Disbursements, without an Addendum, be approved as submitted. On Voice Vote, the motion was unanimously approved.

GLENDALE FIRE REPORT- January 2020 – Alderman Gosh noted that there are seven agencies that share mutual aid with the Fire Department. He asked the Police Chief if the Police have a similar mutual aid with other departments. The Chief answered yes, they also share mutual aid with the same seven agencies.

WARSON WOODS POLICE REPORT-January 2020—No action required.

PETITIONS, REQUESTS AND COMPLAINTS-

Bob Conreux, 822 Garland Place, informed the Board that the asphalt on the north side of Manchester Rd. at Bennett Dr. is in need of repair. The Mayor said we will contact MODOT and ask them to repair it.

MISC. REPORTS.

COLLECTOR—Kathy Mahany, no report at this time.

BUILDING COMMISSIONER—Dan Wilson began his report by saying the resident at 543 Meadow Creek Ln. is still not in compliance with his water run-off. This is now in the 3rd year and this has been to court with no resolution.

Next, he informed everyone that the property at 1121 Timberlane Dr. has a prospective buyer who found a problem. The bottom rung of the stair leading to the deck is resting on the top of an old propane tank. Dan went on to explain that he contacted the project manager that remodeled the house a few years ago. The project manager contacted the current owners, who are in Israel at this time, and they will fix this problem.

Lastly, he said there is another prospective buyer for 1131 Dunwoody Dr.. This property is currently used as an Architect studio and will need major renovations to make it a compliant home. Among the problems are, it needs to be enlarged, it has no amenities and there is no driveway.

At this time Alderwoman Pentland asked when the driveway at 1600 Andrew Dr. will be completed. Dan said he will visit the owners and discuss it.

Alderwoman Pfyl then asked what was going on with the house on Bennett that had the dumpster in the driveway for so long? Is it being remodeled? The Mayor informed her that no, the owner died and the relatives are cleaning it out. A short discussion followed.

PARK COMMISSIONER—Gordon Gosh reported that he was thinking about applying for a Grant from the Arbor Day Foundation but then found out that it was for blighted areas therefore the City of Warson Woods would not qualify.

CITY ENGINEER (ACTING)—Mike Dell’Orco began by saying he has been notified by MSD and DNR that we will be having a MS4 Audit in March.

Next, he said he had attended a meeting sponsored by MSD regarding supporting the revival of the property tax for local flooding and erosion problems due to Deer Creek. He continued by saying that MSD will be reinstating this tax in the City of Warson Woods. There are several projects in the City of Warson Woods that will benefit from the reinstatement of the tax. At this time Pat Flood, 402 Flanders Dr., said she thought all the communities had to support the tax for it to be reinstated. Mr. Dell’Orco said only those communities which support the reinstatement will have projects done with the tax money and those that do not support it will not be taxed or benefit from it.

George Dorris, 800 Edlin Dr., discussed the flooding problems at the Swim Club. A discussion took place regarding the amount of water coming from the south (Glendale) flowing into the pool area.

CITY ATTORNEY—Paul Rost, no report at this time.

TREASURER—Jim Malik informed everyone that during the finance meeting in January there were some questions which our finance advisor is going to look into and said he will report back during the next meeting. The next meeting has not been scheduled yet.

He then said we are in a census year and it is very important that all our residents be counted as this affects taxes the City collects. A short discussion was held regarding how and when the census is being held. The City Attorney stated that it has already begun and you can either fill out the information on the paper forms the Census Bureau will send or follow the instructions in the Census information and you can fill it out on line.

MAYOR—Larry Howe – No report at this time.

OLD BUSINESS

- A. Misc. Old Business—Nothing to Report.

NEW BUSINESS

- A. Ordinance Amending Sections 415.050 and 415.060 of the Warson Woods Municipal Code Pertaining to Non-Conforming Fences in the Residential Districts. Bill No 1691. After being read two times by title only Alderman Dell’Orco moved, seconded by Alderman Gosh, that Bill No. 1691 becomes Ordinance No.1634.

After a discussion, On Roll Call the Vote was as follows:

	Ayes	Nays	Abstain	Not Present
Pfyl	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Luisetti	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Newman	<u> </u>	<u> </u>	<u> </u>	<u> X </u>
Pentland	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Bruenning	<u> </u>	<u> </u>	<u> </u>	<u> X </u>
Gosh	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

Bickford	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Dell'Orco	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

B. Resolution No. 02182020 Adopting the St. Louis Regional All-Hazard Mitigation Plan for 2020-2025. Alderman Dell'Orco moved, seconded by Alderwoman Pentland. On Voice Vote, the motion was unanimously approved 6-0.

B. Misc. New Business

Alderman Dell'Orco informed everyone that the Infrastructure Master Plan done by Kuhlman Design Group is ready to begin. He asked everyone if they wanted to be included to please let him know.

Alderman Luisetti asked the Police Chief about a resident having an open door. The Chief explained that when the Officers are patrolling and they see anything out of the ordinary or an open garage door etc., the Officer will tell the resident or leave them notification that it was open.

He then asked about a theft on Beaucaire. The Chief said it was a resident's guest that left their car unlocked and a gun was taken from the car.

Next, he stated that he is still working on next years budget and if anyone has any additions please let him know.

Alderman Gosh discussed the Triathlon needing any volunteers.

Mayor Howe then said that the Triathlon started small and now its grown quite a bit. They are asking for more Police. He would like to have a meeting with the organizers to discuss the plans for this year's event.

Chief Stanczak reiterated, the stolen Gun saying the person was in from out of town for a funeral and left the car unlocked. He said there has definitely been more activity recently. The Mayor then asked if someone ran into the fence at Rohan Woods School. The Chief answered yes but it was a parent of one of their students. They did it by accident and the Head Master did not know it until after they called the Police. The school is handling it.

Lastly Alderwoman Bickford asked about an animal that the Police shot. The Chief said it was a racoon they thought may be sick.

ADJOURNMENT

Alderman Luisetti moved, seconded by Alderman Dell'Orco, the meeting be adjourned. On Voice Vote, the motion was unanimously approved. The meeting closed at 7:52 p.m.

Respectfully submitted,

Kathy Mahany, City Clerk

Laurance M. Howe, Mayor